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OLLIE FARNSWORTH
R. M. C.

Fountain Inn Federal Savings & Loan Association

Fountain Inn, South Carolina

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } SS:

MORTGAGE
Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Carlton R. Rozier and Faye S. Rozier

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto FOUNTAIN INN FEDERAL SAVINGS AND LOAN ASSOCIATION OF Fountain Inn, S. C., (hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by

reference, in the sum of Twenty-One Thousand and 00/100 - - - - -

*** Note

DOLLARS (\$ 21,000.00), with interest thereon from date at the rate of Eight (8%) per centum per annum, said principal and interest to be paid as therein stated, and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purpose, and

WHEREAS, the unpaid balance of said debt or debts, if not sooner paid, shall be due and payable.

October 1, 1990

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does hereby grant, bargain, sell and release unto the Mortgagee, its successors and assigns.

All that piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of GREENVILLE, known and designated as Lot 155, Section 3, of Westcliffe Subdivision, as shown on a Plat thereof, prepared by Piedmont Engineers and Architects, dated December 11, 1963, and revised September 24, 1965, and recorded in the R.M.C. Office for Greenville County in Plat Book JJJ, Pages 72, 73, 74 and 75, and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeastern side of Saluda Circle and running thence along the joint line of Lots 154 and 155, S. 29-59 E., 167.7 ft. to the edge of Saluda River; thence with the edge of Saluda River, N. 47-00 E., 122.1 ft. to an iron pin; thence running along the joint line of lots 155 and 156, N. 29-38 W., 140.3 ft. to an iron pin on the Southeastern side of Saluda Circle; thence running along the said Saluda Circle, S. 60-14 W., 120 ft. to an iron pin, being the point of beginning.

This is the identical property conveyed to the mortgagors by deed recorded in the R.M.C. Office for Greenville County in Deed Book 818, Page 236.

*** Interest rate is subject to escalation provisions as set forth in Note.

ACKNOWLEDGED:

Carlton R. Rozier
Faye S. Rozier