

GREENVILLE CO. S. C.

AUG 5 3 06 PM '70

BOOK 1162 PAGE 405

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:

WALTER W. GOLDSMITH & SARAH S. GOLDSMITH

(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 Sixty Thousand and no/100-----

DOLLARS (\$ 60,000.00.....), with interest thereon from date at the rate of ten..... 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.

August 1, 1985

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, on the Western side of Keith Drive and the Southeastern side of South Pleasantburg Drive (South Carolina Highway No. 291) in the City of Greenville, being shown as a portion of property on a plat entitled "Property of Walter W. Goldsmith and Associates" made by Dalton & Neves, Engineers, dated May, 1947, and revised by C. C. Jones, Engineer, on July 21, 1947, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book W, page 2, and having according to a more recent plat entitled "Survey for Walter W. Goldsmith and Sarah S. Goldsmith" dated October 22, 1969, made by Carolina Engineering & Surveying Company, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Western side of Keith Drive (said iron pin being located S. 40-54 E., 72 feet, S. 21-56 E. 114.8 feet, and S. 15-55 E., 28.4 feet, from the Northeastern corner of the intersection of Keith Drive with South Carolina Highway No. 291) and running thence along the Western side of Keith Drive, S. 15-55 E., 21.6 feet to an iron pin; thence S. 15-38 E., 41.8 feet to an iron pin; thence S. 15-38 E., 81.6 feet to an iron pin; thence S. 20-02 E., 80 feet to an iron pin; thence S. 24-11 W., 148 feet to an iron pin; thence N. 47-49 W. 140 feet to an iron pin; thence N. 0-36 W., 52.3 feet to an iron pin; thence N. 68-23 W., 97.0 feet to an iron pin on South Pleasantburg Drive (S. C. Highway No. 291); thence along the Southeastern side of said Highway, N. 21-30 E., 200 feet to an iron pin; thence leaving said Highway and running S. 67-56 E., 60 feet to an iron pin; thence S. 77-33 E., 100.4 feet to an iron pin, the beginning corner, being a part of property conveyed to Walter W. Goldsmith by deed of E. Inman, Master, recorded in the RMC Office for Greenville County, S.C. in Deed Book 310, Page 347.