

FILED  
GREENVILLE CO. S. C.

BOOK 1166 PAGE 329

SEP 14 4 36 PM '70

OLLIE FARNSWORTH  
R. M. C.

First Mortgage on Real Estate

## MORTGAGE

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JAMES E. CHILDRESS and  
VIRGIL S. CHILDRESS

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

WHEREAS, the Mortgagor is well and truly indebted unto CAROLINA FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, Greenville, 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 Sixteen Thousand and No/100ths  
DOLLARS (\$ 16,000.00), with interest thereon as provided in said promissory note, 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,

February 1, 1981

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 grant, bargain, sell and release unto the Mortgagee, its successors and assigns.

All ~~that~~ <sup>those</sup> pieces parcels or lots of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being on the Northwestern side of Engel Drive near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lots Nos. 47 and 48, Section 2, as shown on a plat of Oakland Terrace, prepared by C. C. Jones, C. E., dated January 1961, and having according to said plat the following metes and bounds:

BEGINNING at an iron pin on the Northwestern side of Engel Drive at the joint front corner of Lots Nos. 48 and 49, and running thence with the joint line of said lots N. 43-16 W. 150 feet to an iron pin; thence S. 54-12 W. 162.4 feet to an iron pin at the joint rear corner of Lots Nos. 48 and 47; thence S. 31-38 W. 100 feet to an iron pin in the line of Lot No. 46; thence with the joint line of Lots Nos. 46 and 47 S. 58-22 E. 190 feet to an iron pin on the Northwestern side of Engel Drive; thence with the Northwestern side of Engel Drive N. 31-38 E. 100 feet to an iron pin at the joint front corner of Lots Nos. 47 and 48; thence continuing with the Northwestern side of Engel Drive N. 35-21 E. 92.8 feet to an iron pin; thence still continuing with the Northwestern side of Engel Drive N. 46-44 E. 18.4 feet to an iron pin at the joint front corner of Lots Nos. 48 and 49, the point of beginning.

This is the identical property conveyed to the mortgagors herein by deed of Zelma B. Quinn, dated March 18, 1970, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 887 at page 89.