

REGULATION NO. 22
COMPLIED WITH
mnc

FILED
GREENVILLE CO. S. C.
AUG 9 12 23 PM '73

BOOK 1262 PAGE 604

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Washington Properties, a

General Partnership (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 Thirty Thousand and No/100-----

DOLLARS (\$ 30,000.00), 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,

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.

consisting of two lots of land

All that piece, parcel or lot of land/with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the City of Greenville, Greenville County, South Carolina, and being described as follows:

Lot One: All that piece, parcel or lot of land, situate, lying and being in the City of Greenville, Greenville County, South Carolina, being shown and designated as Lot 40, Block D, East Park, part of Boyce's addition to Greenville, S. C., as shown on a plat thereof recorded in the RMC Office for Greenville County in Plat Book A at page 383, reference being made thereto, and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the southern edge of Washington Road (also known as East Washington Street) at the joint front corner with Lot 39, as shown on said plat, and running thence with the southern edge of said Washington Road N. 86-30 E. 50 feet to an iron pin at the joint front corner of Lot 41 (being property now or formerly of Paris Lee J. Green); thence with the joint line of said lot in a southerly direction 175 feet to an iron pin on the northern edge of Boyce Spring Avenue; thence with the northern edge of Boyce Spring Avenue, proceeding in a westerly direction 50 feet to the corner of Lot 39; thence with the joint line of Lot 39, in a northerly direction 175 feet to the point of beginning.

This being the identical property conveyed to the Mortgagor by deed of A. J. McKinney, to be recorded herewith.

Lot Two: All that piece, parcel or lot of land in Greenville Township, Greenville County, South Carolina, in the City of Greenville, on the south side of East Washington Street, known as Lot 41, Block D on plat of East Park recorded in Plat Book A at page 383 in the RMC Office for Greenville County. This property is more specifically described on said plat as beginning at an iron pin at the corner of Lot 40 and running thence with the line of Lot 40 S. 17-30 E. 175 feet to an iron pin; thence N. 86-30 E. 50 feet to an iron pin at the corner of Lot 42; thence with the line of Lot 42, N. 17-30 E. 175 feet to an iron pin on West Washington Street; thence with Washington Street S. 86-30 W. 50 feet to the beginning corner. This being the identical property conveyed to the Mortgagor by deed of Paris Lee J. Green to be recorded herewith.