

MORTGAGE

BOOK 1340 PAGE 68

STATE OF SOUTH CAROLINA,

County of GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

R. ARCHIE ELLIS AND LOIS A. ELLIS, WIFE

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

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

Eight thousand two hundred sixty-one and 82/100 = = = = = DOLLARS (\$ 8,261.82), with interest thereon from date at the rate as specified in said note, said principal and interest to be repaid 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;

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 Mortgagee 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:

BEGINNING on an iron pin in the Northeastern margin of East Lake Shore Drive which is the Southeastern corner of the Bernhardt property and the Southwestern corner of the L. A. Avant Lot No. 258 of the Lake Lanier property and running thence North 28 degrees 02 minutes East (passing an iron pin at 58 feet) 114.5 feet to an iron pin in the margin of Lake Lanier, the Northeastern corner of the Bernhardt property and the Northwestern corner of the L. A. Avant Lot No. 258; thence South 47 degrees 02 minutes East 48 feet to a stake at the Southeastern corner of the boat dock on the Avant property; thence South 8 degrees 37 minutes East 29.5 feet to a stake near the northwestern corner of the boat house; thence South 48 degrees 27 minutes East 51.4 feet to an iron pin, the Northwestern corner of the A. H. Curry property purchased by him from Grace S. Avant by deed dated July 19, 1947, recorded in Book 315, Page 333, RMC Office for Greenville County; thence with the Southwestern line of the Curry property South 33 degrees 31 minutes East 108 feet to an iron pin near the Northwestern margin of East Lake Shore Drive which is the Southwestern corner of the Curry property; thence along the margin of East Lake Shore Drive the followings calls: South 9 degrees 26 minutes East 80.3 feet to a stake; South 33 degrees East 41 feet to a stake; South 42 degrees 06 Minutes East 110 feet to a stake; thence South 12 degrees 05 minutes West 21 feet to a nail in said drive; thence North 84 degrees 02 minutes West 26 feet to a stake; thence North 56 degrees 30 minutes West 100 feet to a stake; thence North 51 degrees 28 minutes West 100 feet to a stake; thence North 37 degrees 04 minutes West 78 feet to an iron pin the Southeastern corner of the L. A. Avant Lot No. 257; thence North 39 degrees 34 minutes West 72.5 feet to a stake the common corner of Lots 257 and 258 of the L. A. Avant property; thence North 4 degrees 08 minutes West 44.5 feet to the BEGINNING, containing 0.95 acre, more or less, as shown on a Plat entitled "Property conveyance to R. Archie and Lois A. Ellis, Gold Mine Section-Lake Lanier Development" prepared by H. B. Frankenfield, Jr., Forest Engineer and Surveyor, dated April 5, 1957.

This is the identical property conveyed by Elizabeth Avant Caldwell to R. Archie Ellis and Lois Avant Ellis by deed dated April 29, 1957, and recorded in Volume 575, at page 526 in the RMC Office for Greenville County, State of South Carolina.



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