

GREENVILLE CO. S. C.
FEB 5 3 03 PM '77
DONNIE S. TARKERSLEY
R.H.C.

1359 672

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Greer Lumber Co., Inc. ----- (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-two Thousand and No/100 -----

DOLLARS (\$ 32,000.00 -----), 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, 1986 -----

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 piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being

ALL that certain piece, parcel or lot of land located in the City of Greer, County of Greenville, State of South Carolina and being on the north side of the P & N Railroad right of way and on the south side of Franklin Place (Clifton Way) and having the following metes and bounds, to-wit:

BEGINNING at a point on the west side of Main Street, corner with the right of way of the P & N Railroad, and running thence with the P & N Railroad right of way in a westerly direction, 290 feet, more or less, to a point; thence N. 50-51 W., 255 feet, more or less, to a point; thence N. 43-57 E., 218 feet to a point on Franklin Place (Clifton Way); thence with the curve of Franklin Place, S. 4-39 E., 19.8 feet to a point; thence still with Franklin Place (Clifton Way), S. 53-15 W., 458 feet, more or less, to a point on the west side of Main Street; thence with Main Street, S. 32-44 W., 92.4 feet, more or less, to the point and place of beginning. ALSO: A triangular shaped lot across Main Street from the aforementioned lot, and having the following description: BEGINNING at an iron pin on the east side of Main Street, corner with the right of way of the P & N Railroad and running thence with the right of way of the P & N Railroad in an easterly direction 179.8 feet to a point; thence in a north-westerly direction 186.2 feet to a point at the intersection of Randall Street and Main Street; thence with Main Street in a southwesterly direction 79.5 feet, more or less, to the point and place of beginning.

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MORTGAGE

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