

FILED
GREENVILLE CO. S. C.
MAY 10 12 46 PM '77
DONNIE S. TANNERSLEY
R.H.C.

BOOK 1397 PAGE 144

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:
BUTLER B. MULLINS AND GRIER G. MULLINS

(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 ELEVEN THOUSAND TWO HUNDRED FIFTY AND NO/100THS-----

DOLLARS (\$11,250.00-----), 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.

All that piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being on the Northerly side of Forest Lane, in the City of Greenville, County of Greenville, State of South Carolina, being shown and designated as Lot No. 26 on plat of Meyers Park, Section 2, prepared by C. O. Riddle, Surveyor, dated September, 1976, recorded in the RMC Office for Greenville County in Plat Book 5P, Page 54, and revised plat dated November 10, 1976, recorded in the RMC Office for Greenville County in Plat Book 5P, Page 57, and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northerly side of Forest Lane at the joint front corner of Lot Nos. 25 and 26 and running thence with the line of Lot No. 25 N. 13-30 E. 176.71 feet to an iron pin at the rear line of property now or formerly of Knollwood Subdivision; thence with property now or formerly of Knollwood Subdivision the following courses and distances: N. 89-53 W. 13.66 feet to an iron pin; thence N. 70-31 W. 99.41 feet to an iron pin at the joint rear corner of Lot Nos. 26 and 27 and running thence with the line of Lot No. 27 S. 17-04 W. 180.91 feet to an iron pin on Forest Lane; thence with Forest Lane the following courses and distances: S. 74-43 E. 107.49 feet to an iron pin; thence S. 76-30 E. 16 feet to the point of beginning.

THIS being the same property conveyed to the Mortgagors herein by a certain deed of HBA Properties, Inc., dated December 3, 1976, and thereafter filed on December 15, 1976, in the RMC Office for Greenville County in Deed Book 1047 at Page 928.

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MORTGAGE

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