

Saluda Valley Federal Savings & Loan Association
Williamston, South Carolina

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE } ss: **MORTGAGE OF REAL ESTATE**

TO ALL WHOM THESE PRESENTS MAY CONCERN: DENNIS E. NICHOLS AND NORMA B. NICHOLS

_____ (hereinafter referred to as Mortgagor) SEND(S) GREETING:
WHEREAS, the Mortgagor is well and truly indebted unto SALUDA VALLEY FEDERAL SAVINGS AND LOAN ASSOCIATION OF Williamston, 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 Forty Thousand and 00/100

DOLLARS (\$40,000.00), with interest thereon from date at the rate of Eight three qts. (8-3/4) per centum per annum, 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.
December 30, 1997

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 hereby 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 in the State of South Carolina, County of Greenville, Butler Township, situated on the South side of Circle Road, near Crossroads Baptist Church and containing 10.33 acres more or less as shown on Plat thereof of Dennis E. Nichols dated July 11, 1968 prepared by John A. Simmons, registered surveyor, said Plat being recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book "YYY", at page 69 and having according to said plat the following courses and distances to-wit:

BEGINNING at an iron pin on Circle Road at the joint front corner of property of Dennis E. Nichols and Larry McMakin and running thence along the joint line S 14-48 E 713.4 feet to an iron pin near branch on Manaffey line; thence with Manaffey line S 25-33 W 392 feet to an iron pin on branch; thence N 58-55 W 300 feet to an old stone; thence along the common line of Satterfield property N 40-24 W 448 feet to an iron pin; thence N 54-59 E 210 feet to an iron pin; thence N 40-24 W 222.8 feet to a point in Circle Road; thence running along said Circle Road as the line, N 50-15 E 35.5 feet; thence N 45-25 E 100 feet; thence N 60-10 E 100 feet; thence N 62 E 100 feet; N 64-37 E 100 feet; thence N 73-33 E 100 feet; thence N 80-50 E 39 feet to the beginning corner, less however, a 50 foot right-of-way granted by the Mortgagors heretofore to Greenville County as a road right-of-way.

DERIVATION: This is a portion of the property conveyed to Mortgagors herein by Deed of G. A. Roberts dated August 31, 1965, said Deed being recorded on September 8, 1965 in Deed Book 781, at page 583.

RECORDED

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