

United Federal Savings and Loan Association

Fountain Inn, South Carolina

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

ss:

MORTGAGE
Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

CLEM T. MATTHEWS and CAROLYN E. MATTHEWS

(hereinafter referred to as Mortgagor) SEND(S) GREETING:
WHEREAS, the Mortgagor is well and truly indebted unto UNITED FEDERAL SAVINGS AND LOAN ASSOCIATION OF Fountain Inn, 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 TWELVE THOUSAND SEVEN HUNDRED and NO/100-----

DOLLARS (\$ 12,700.00), with interest thereon from date at the rate of nine (9%) 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.

March 1, 1988

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, in the Five Forks Community, on the Western side of Batesville Road and shown and designated as Lot No. 1 on a plat of property of Thomas B. Waters, which plat is recorded in the RMC Office for Greenville County in Plat Book "00" at page 313, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a nail in the center of the Batesville Road at the corner of property of B. T. Westmoreland Estate and running thence S 62-51 W 244.1 feet to an iron pin on the Northeastern edge of the Woodruff Road; thence N 51-47 W 152 feet to an iron pin; thence N 62-51 E 351.4 feet to a nail in center of the Batesville Road at the joint front corner of Lot No. 2; thence with the center of the Batesville Road S 9-30 E 145 feet, more or less, to a nail at the point of beginning.

THIS is the same property conveyed to the Mortgagors herein by deed of R.C. Ayers dated March 2, 1962 and recorded in the RMC Office for Greenville, South Carolina on March 6, 1962 in Deed Book 693, page 480.

