

Fountain Inn Federal Savings & 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:

MAXIE A. GREEN AND HELEN S. GREEN

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

WHEREAS, the Mortgagor is well and truly indebted unto FOUNTAIN INN 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 Fourteen Thousand and no/100

DOLLARS (\$ 14,000.00), with interest thereon from date at the rate of six (6%) 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.

July 1, 1982

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 Butler Township, on the eastern side of Hudson Road and shown as 3.47 acres on plat of property of Maxie A. Green and Helen S. Green, which plat is recorded in the R. M. C. Office for Greenville County in plat book AAA at page 17, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin near the center of Hudson Road at the joint corner of property now or formerly of Frank E. Friddle, and running thence with the joint line of the Friddle property, S 75-05 E, 988 feet to an iron pin; thence S 14-53 W, 151.2 feet to an iron pin; thence N 75-05 W, 1,008.7 feet to an iron pin near the center of Hudson Road; thence along the center of Hudson Road, N 23-09 E, 153.1 feet to the point of beginning. This is the same property conveyed to mortgagors by deed book 693 at page 252.

Also herein conveyed by way of mortgage are all rights and interest of the mortgagors in an easement and right of way running along the entire length of the northern property line, being the 15-foot easement and right of way conveyed to the mortgagors herein in deed book 693 at page 252.