

12 23 4 53 PM '84
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:

Clarice M. Abercrombie

(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 Five Thousand and 00/100-----

DOLLARS (\$ 5,000.00), with interest thereon from date at the rate of 8-3/4% *Note 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.

February 1, 1984

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, situate and being on the North side of Davis, now known as Luther Street) being designated as Lot No. 38 on a Plat of property of Emma C. Poag by Dalton & Neves, Engineers, June, 1939, recorded in the R.M.C. Office for Greenville County in Plat Book K, Page 68, and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the North side of Davis Street, now known as Luther Street, joint corner of Lots 37 and 38, which point is 140 ft. Northwest of the Northwestern intersection of Davis Street, Luther Street, and James Street, and running thence with line of Lot No. 38, N. 34-15 E., 195 ft. to an iron pin on the South side of C. & W. C. Railway right-of-way; thence with said right-of-way, S. 53-24 E., 70 ft. to an iron pin, joint corner of Lots 38 and 39; thence with line of Lot No. 39, S. 34-15 W., 192.2 ft. to an iron pin on the North side of Davis Street(Luther Street); thence with said Davis Street (Luther Street) N. 55-45 W., 70 ft. to an iron pin at the beginning corner.

to be

This is the same property conveyed to the mortgagor by deed/recorded of even date herewith.

* Interest rate is subject to escalation provisions as set forth in Note.

ACKNOWLEDGED:

Clarice M. Abercrombie

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