

FILED
GREENVILLE CO. S. C.

AUG 6 4 37 PM '76

CONNIE S. TANKERSLEY
R.M.C.
First Mortgage on Real Estate

BOOK 1374 PAGE 714

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, James E. Woodside,

(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 Forty Three Thousand and 00/100-----

DOLLARS (\$ 43,000.00), 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 in Greenville Township, Greenville County, State of South Carolina, in Ward 1 of the City of Greenville, having the following metes and bounds, to wit:

BEGINNING at a stake on the east corner of Hampton Ave., and Duncan St., and running thence along said Hampton Ave., S. 54.15 E. 69.1 ft. to a stake on Hampton Ave.; thence N. 27.07 E. 137 ft. to an iron pin on corner of land now or formerly belonging to Latimer Estate; thence N. 59-02 W. 77.4 ft. to iron pin on Duncan St.; thence along Duncan St. S. 25.10 W. 129.5 ft. to the beginning corner.

The above described property having been conveyed to the mortgagor, James E. Woodside, by deed of S. F. Floyd dated February 3, 1976 and recorded with the Greenville County RMC Office on February 3, 1976 in Deed Book 1031 at Page 107 and being the same conveyed to S. F. Floyd by deed of W. F. Jackson dated March 21, 1944 and recorded with the Greenville County RMC Office on March 23, 1944 in Deed Book 262 at Page 118. Reference is made to the deed of conveyance to the said James E. Woodside for restrictions, encumbrances and charges against the property in question.

MORTGAGEE'S ADDRESS: Carolina Federal Savings & Loan Association
500 East Washington Street (P. O. Box 2348)
Greenville, South Carolina 29602