

AUG 25 9 01 AM '77

DONNIE S. TANKERSLEY
R.H.C.

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: JIM VAUGHN ENTERPRISES, INC.

(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 Thirty-Five Thousand Two Hundred and NO/100

DOLLARS (\$ 35,200.00), 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, April 1, 2002.

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 the County of Greenville, State of South Carolina, being known and designated as Lot No. 62, of a subdivision known as Canebrake I and shown on plat thereof being recorded in the RMC Office for Greenville County, S. C., in Plat Book " 5 D", at Page 95, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the northern side of Bennington Road, joint front corner of Lots Nos. 61 and 62, and running thence with the joint line of said lots, N. 16-29 W. 185.50 feet to an iron pin in the rear line of Lot No. 48; thence with the rear line of Lot No. 48, S. 72-10 W. 60 feet to an iron pin at the corner of Lot No. 47; thence with the rear line of said lot, S. 67-50 W. 22 feet to an iron pin at the joint rear corner of Lots Nos. 62 and 63; thence with the joint line of said lots, S. 13-00 E. 155.25 feet to an iron pin on the northern side of Bennington Road, joint front corner of Lots Nos. 62 and 63, and running thence along the northern side of Bennington Road, following the arc thereof in an easterly direction of 95.41 feet to the point of BEGINNING.

The within is the identical property heretofore conveyed to the mortgagor by deed of J. A. Bolen, as Trustee for James W. Vaughn and J. A. Bolen, and College Properties, Inc., trading as Batesville Property Associates, a Joint Venture, dated 23 August 1976, to be recorded herewith.

MORTGAGEE'S ADDRESS IS: P. O. Box 10121, Greenville, South Carolina 29603.



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