2006 1397 PASS 533

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: THOMAS L. TILLER, JR., AND

LINDA N. TILLER

(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 Seventy-two Thousand and No/100------

DOLLARS (\$ 72,000.00

), with interest thereon as provided in said promissory note, said prin-

cipal 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.

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All that piece, parcel or lot of land situate, lying and being on the Northern side of McIver Street, in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as the Western half of Lot No. 88 and Lot No. 89 as shown on a plat of Alta Vista, prepared by R. E. Dalton, Engineer, dated June, 1925, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book G at page 20 and having, in the aggregate, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the Northern side of McIver Street at the joint front corner of Lots Nos. 89 and 90 and running thence with the line of Lot No. 90 N. 3-39 E. 185 feet to an iron pin; thence S. 84-41 E. 100.5 feet to an iron pin in the center of the rear line of Lot No. 88; thence through the center of Lot No. 88 S. 3-39 W. 185.1 feet, more or less, to an iron pin on the Northern side of McIver Street in the center of the front line of Lot No. 88; thence with the Northern side of McIver Street N. 84-35 W. 100.5 feet to the point of beginning.

This is the identical property conveyed to the Mortgagors herein by deed of Lilla Miller Byrum, dated May 13, 1977, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1056 at page 565 on May 13, 1977

MORTGAGE

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