

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:
CHARLES EARL DUVALL

_____ (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 -----FIFTEEN THOUSAND & 00/100-----
DOLLARS (\$ 15,000.00), with interest thereon from date at the rate of 8-3/4% 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.

May 1, 1997

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, Town of Fountain Inn, and shown on a plat of Property of Charles E. DuVall prepared by R. M. Clayton, L.S., dated February 14, 1970, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southerly side of Vaughn Street, at a point on the line of J. W. P. Vaughn Estate, and running thence along the southerly edge of said Vaughn Street, N. 56-10 W., 125 feet to an iron pin on the line of J. C. Vaughn Estate; thence with the line of said J. C. Vaughn Estate, S. 23-20 W., 150 feet to an iron on pin; thence still with the line of said J. C. Vaughn Estate, S. 56-10 E., 125 feet to an iron pin on the line of property of J. W. P. Vaughn Estate; thence with the line of said J. W. P. Vaughn Estate, N. 23-20 E., 150 feet to the point of beginning.

Being the same property conveyed to Mamie K. Vaughn, for life, then to Charles E. DuVall, recorded September 26, 1969, in Deed Book 876, Page 424, R.M.C. Office for Greenville County, and in which the said Mamie K. Vaughn conveyed her life estate to Charles E. DuVall by deed recorded in Deed Book 876, Page 423, on September 26, 1969.

0 0 0 0 0 0 0
STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
MAY 15 1997
STAMP TAX
\$ 06.00
F.E. 11218

4328 (V.2)