

FILED
GREENVILLE CO. S. C.
SEP 5 9 14 AM '77

FANT & FANT, ATTYS.

First Mortgage on Real Estate
JAMES S. HANKENSLEY
R.H.C.

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: J. C. DUNLAP

(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 Twenty-five Thousand, and No/100-----
DOLLARS (\$ 25,000.00), 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 the County of Greenville, State of South Carolina, Gantt Township, being known and designated as the southern portion of Lots Nos. 17 and 18 and according to plat of Oakvale Farms made by C. C. Jones, dated August, 1941 and recorded in the RMC Office for Greenville County in Plat Book "M" at Page 15, and having, according to a more recent plat, entitled "Property of J. C. Dunlap" made by Dalton and Neves Company, August, 1975, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 5 L at Page 82, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Oakvale Dr. at the joint corner of property herein conveyed and the right-of-way of the Atlantic Coastline Railway; thence along Oakvale Dr., N. 73-53 W. 30 feet to an iron pin; thence S. 20-17 W. 85.3 feet to an iron pin; thence S. 72-30 W. 100 feet to an iron pin; thence N. 83-0 W. 94 feet to an iron pin; thence N. 73-30 W. 123.5 feet to an iron pin; thence S. 77-30 W. 111 feet to an iron pin; thence S. 74-20 W. 157.5 feet to an iron pin on the joint line of Lots Nos. 18 and 19; thence with the line of Lot 19 S. 29-41 W. 139.4 feet to an iron pin; thence S. 60-19 E. 575 feet to an iron pin on the right-of-way of the Atlantic Coastline Railway; thence with said right-of-way, N. 20-17 E. 562.5 feet to the point of beginning.

(Property description continued on attached sheet.)

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