

Carolina Federal S&L Association
P O Box 10148, Greenville, SC 29603
First Mortgage on Real Estate

1422 282

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Henry G. Ballenger, Jr.

and Mary D. Ballenger (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-six Thousand Eight Hundred and No/100 ----- DOLLARS (\$ 46,800.00), 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 on the eastern side of Lambourn Way, in the County of Greenville, State of South Carolina, being shown and designated as Lot Number 68 on plat of Kingsgate recorded in Plat Book WWW at Pages 44 and 45, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a point on the eastern side of Lambourn Way at the joint front corner of Lots 68 & 70 and running thence along the common line of said lots, N 73-29 E 152.8 feet to a point in line of Lot 69; thence along line of Lot 69, S 13-39 E 55.5 feet to a point; thence along the line of Lot 67, S 14-23 E 69.5 feet to a point at the joint rear corner of Lots 66 & 68; thence along the common line of said lots, S 73-28 W 147.9 feet to a point on the eastern side of Lambourn Way; thence along said Way, N 16-35 W 125.0 feet to the point of beginning.

This is the same property conveyed to the Mortgagor by deed of Bonnie M. Gallogly dated January 31, 1978 and recorded of even date herewith.