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First Mortgage on Real Estate

MORTGAGE

OLLIE FARMERS WORTH- R.M.C.

STATE OF SOUTH CAROLINA) COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, MARGARET L. KING, (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 Five Thousand Five Hundred and No/100 -----

DOLLARS (\$ 5,500.00), with interest thereon from date at the rate of six (6%) ----- 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,

July 1, 1976,

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 City of Greenville, County of Greenville, State of South Carolina, being known and designated as the Southwestern portion of Lot 15 as shown on a plat prepared by Will D. Neves, dated February 10, 1916, entitled "East Overbrook", recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book "C" at page 274, and having according to a more recent plat of said property prepared by J. C. Hill, Engineer, dated August 9, 1954, the following metes and bounds:

BEGINNING at an iron pin at the Southeast corner of the intersection of Briarcliff Drive (formerly Central Street) and Brookside Avenue (formerly Westview Road) and running thence with the line of Brookside Avenue S. 44-45 E. 150 feet to an iron pin; thence N. 42-35 E. 59.75 feet to an iron pin; thence N. 42-43 W. 149 feet to an iron pin on Briarcliff Drive; thence along the Southeastern side of Briarcliff Drive S. 43-45 W. 65 feet to the point of beginning.

This is the identical property conveyed to the mortgagor herein by deed of S. S. Ulmer dated September 15, 1955, and recorded in the R.M.C. Office for Greenville County in Deed Book 535 at page 9.