

First Mortgage on Real Estate

MAY 8 12 44 PM 1972

MORTGAGE

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

TO ALL WHOM THESE PRESENTS MAY CONCERN: **JACK E. SHAW BUILDERS, INC.**

(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 **Four Thousand Five Hundred and No/100ths-----** DOLLARS (\$ **4,500.00** ), with interest thereon from date at the rate of **six and one-half** 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, 1972**

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 Northern side of the Old White Horse Road, also known as Hellams Crossing Road, and now or formerly bounded by the lands of H. L. Sammons, Robert Randolph and J. C. Timmons, containing 2.65 acres, more or less, and has the following metes and bounds, to-wit:

BEGINNING at the center of the highway and the G. and N. Railroad at Hellams Crossing and running thence with the Highway as the property line, N. 36-37 E., 264.5 feet, running thence N. 27-09 E., 400 feet to the center of the Highway at a spring branch; running thence up the branch as the property line, N. 73-21 W. 63 feet to an iron pin; thence N. 30-42 W., 70 feet to a stake; running thence N. 5-40 W. 80 feet to a steel axle and stone; running thence S. 51-35 W., 308.6 feet to a steel axle on the East bank of the railroad, running thence along the center of the railroad tract, as the property line, S. 7-09 E., 200 feet; S. 0-24 E. 150 feet; running thence S. 6-45 W. 188 feet to an iron pin, point of beginning."

This is the identical property conveyed to the mortgagor herein by deed of Evelyn S. Stretanski, dated August 18, 1961 and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 680 at page 303.