

First Mortgage on Real Estate

MORTGAGESTATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: George P. Apperson, Jr. and

Frances T. Apperson (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 Fifty Thousand and No/100 -----

DOLLARS (\$ 50,000.00), 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 on the northern side of Ridgeland Avenue in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 6 as shown by a plat entitled "Estate of W. C. Cleveland", prepared by Dalton & Neves, Engineers, dated December, 1976, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book 5-Y, at page 23, and having, according to said plat the following metes and bounds, to-wit:

Beginning at a point on the northern side of Ridgeland Avenue, joint front corner of Lots 5 and 6, and running thence along the common line of Lots 5 and 6 N. 29-56 E. 183.2 feet to an iron pin on the southern side of a twenty-foot alley; thence with the southern side of said twenty-foot alley S. 53-04 E. 85 feet to an iron pin at the joint rear corner of Lots Nos. 6 and 7; thence with the line of Lot No. 7 S. 35-16 W. 176.5 feet to an iron pin on the northern side of Ridgeland Avenue; thence continuing with the northern side of Ridgeland Avenue N. 60-33 W. 68 feet to the point of beginning.

This being the property conveyed to Frances Towles Apperson by deed of Richard W. Molten, Jr. recorded September 14, 1977, recorded in Deed Book 1064 at Page 767, a one-half undivided interest of which was conveyed to George P. Apperson, Jr. December 30, 1977, by deed recorded in Deed Book 1071 at Page 36.