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OLLIE FARNSWORTH

Fountain Inn Federal Savings & Loan Association

Fountain Inn, South Carolina

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

ss:

MORTGAGE
Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Galloway Brothers Asphalt, Inc.

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto FOUNTAIN INN FEDERAL SAVINGS AND LOAN ASSOCIATION OF Fountain Inn, 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 Fifteen Thousand, Six Hundred and 00/100 - - - - -

DOLLARS (\$ 15,600.00), with interest thereon from date at the rate of ^{*** Note} Seven (7%) 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, 1989

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 hereby 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 State of South Carolina, County of GREENVILLE, shown as Lot 12 and part of Lot 11 on a survey for Galloway Brothers Asphalt, Inc., by Carolina Engineering and Survey Company, dated January 29, 1969, recorded in the R.M.C. Office for Greenville County in Plat Book 4-A, Page 49, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western edge of Rison Road, at the joint front corner of Lots 12 and 13 and running thence with the joint line of said lots, N. 64-16 W., 146.3 ft. to an iron pin; thence S. 31-00 W., 70.4 ft. to an iron pin; thence S. 29-47 W., 25 ft. to an iron pin; thence through Lot 11 and forming a new line, S. 60-05 E., 141.4 ft. to an iron pin on Rison Road; thence with the edge of said road, N. 32-52 E., 106.1 ft. to the point of beginning.

This is a portion of that property conveyed to the mortgagor by deed of Jack A. and Hazel L. Tucker, dated January 14, 1969, recorded in the R.M.C. Office for Greenville County in Deed Book 861, page 577.

*** Interest Rate is subject to escalation provisions as set forth in Note.

ACKNOWLEDGED:

GALLOWAY BROTHERS ASPHALT, INC.

BY: John E. Galloway