

First Mortgage on Real Estate

FILED
MORTGAGE S.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OCT 2 4 12 PM '70

OLLIE FARNSWORTH

TO ALL WHOM THESE PRESENTS MAY CONCERN: ALBERT S. HAGOOD,
TRUSTEE FOR DCG TRUST-----

----- (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 & No/100-----

DOLLARS (\$ 5,000.00), 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 in the County and City of Greenville, State of South Carolina at 904 East Washington Street and shown on a plat of Albert S. Hagood prepared by Dalton and Neves Engineers in March of 1970, and having according to said plat the following metes and bounds, TO-WIT:

BEGINNING at an iron pin on the South side of East Washington Street at the front of Elmore property and running thence with said street South 69-15 East 72 feet to a railroad spike at the front corner of Meetze property; thence with said property South 21-16 East 305.3 feet to an old iron pin, 25 feet from the center of the right-of-way of the A.C.L. Railroad; thence along said right-of-way North 51-46 East 94.1 feet to an old iron pin; thence with Elmore property North 24-59 West 277.8 feet to the point of beginning.

The within mortgage is intended to become a part and parcel of that certain first mortgage over the above described property dated May 12, 1970, in the principal sum of \$21,000.00 and being recorded in the R.M.C. Office for Greenville County, South Carolina in Mortgage Book 1155, at Page 139.

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

FOR VALUE RECEIVED, I, Robert A. Dobson, Jr., do hereby acknowledge and agree to subordinate that certain second mortgage I hold over the above described property recorded in the above referred R.M.C. Office in Mortgage Book 1151, at Page 569 to the within mortgage and do agree that my said mortgage shall be inferior in rank to the within mortgage.

WITNESSES:

Robert A. Dobson Jr.
Cheryl R. Vignatt

Robert A. Dobson Jr.