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GREENVILLE CO. S. C.  
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OLLIE FARNSWORTH  
R. M.

BOOK 1172 PAGE 33

**Saluda Valley Federal Savings & Loan Association**  
Williamston, South Carolina

STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE } ss: MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:  
**BOBBY EUGENE PHILLIPS AND JO ANN C. PHILLIPS**

(hereinafter referred to as Mortgagor) SEND(S) GREETING:  
WHEREAS, the Mortgagor is well and truly indebted unto SALUDA VALLEY FEDERAL SAVINGS AND LOAN ASSOCIATION OF Williamston, 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 THIRTEEN THOUSAND AND NO/100 DOLLARS (\$ 13,000.00), with interest thereon from date at the rate of eight (8%) 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.

December 1, 1985

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, in Oaklawn Township, containing 2.55 acres, more or less, and being known and designated as Tract No. 7 on a plat of property of Henry D. Stancell recorded in Plat Book W at page 47 and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin in the center of an unnamed road, joint front corner of Lots 6 and 7, and running thence along said unnamed road, S. 74 W. 214 feet to an iron pin on the line of property now or formerly of Rainey; thence along the line of said Rainey property, S. 19 E. 612 feet to an iron pin; thence N. 74-15 E. 200 feet to an iron pin at the rear corner of Lot 6; thence along the line of Lot No. 6, N. 17 W. 544 feet to the point of beginning.

This is the identical property conveyed to the mortgagors by deed of J. W. Campbell recorded in Deed Book 810 at page 424 in the RMC Office for Greenville County.