

First Mortgage on Real Estate

FILED
GREENVILLE CO. S. C.

MORTGAGE

DEC 8 10 54 AM '71

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: MARY McREYNOLDS SMITH,

(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 Thirty-Three Thousand, Eight Hundred & No/100-----

DOLLARS (\$33,800.00), 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 State of South Carolina, County of Greenville, lying and being on the southerly side of South Warwick Road, in Paris Mountain Township, near the City of Greenville, South Carolina, and being designated as Lot No. 38 of a subdivision known as Stratford Forest and having, according to a plat of said subdivision prepared by Piedmont Engineering Service dated February 25, 1957, and recorded in RMC Office for Greenville County, South Carolina in Plat Book KK at Page 89, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southerly side of Warwick Road, joint corner of lots 37 and 38 and running thence with the line of Lot No. 37 S-13-20 W 225 feet to an iron pin in the line of Lot No. 36 thence along Lot No. 36 and with the subdivision property line N 74-07 W 193.7 feet to an iron pin; thence continuing with said subdivision property line N 11-55 E 232.6 feet to an iron pin on the southerly side of South Warwick Road; thence along the southerly side of South Warwick Road S 72-05 E 200 feet to the point of beginning.