

FILED
GREENVILLE CO. S. C.
DEC 21 11 21 AM '73
DONNIE S. TANKERSLEY
R. M. C. CAROLINA

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Sam W. McCalla, as Trustee for Dr. Sam W. McCalla, P.A., under the trust, terms and conditions of the "Profit Sharing Plan & Trust of Dr. Sam W. McCalla, P.A." dated September 1, 1971, and Sam W. McCalla, as Trustee for Dr. Sam W. McCalla, P.A., under the trust, terms and conditions of the "Pension Plan & Trust of Dr. Sam W. McCalla, P.A." dated September 1, 1971, as tenants in common, their heirs, successors and assigns, forever: (hereinafter referred to as Mortgagor) is well and truly indebted unto the Bank of Greer, Greer, South Carolina, as Trustee under Trust Agreement dated April 2, 1971, by and between Lily McCauley Loftis, Helen Anna Loftis Bragg, Edward A. Loftis, Charles B. Loftis, Margaret Loftis Allison and The Bank of Greer (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 Seventy-Nine Thousand Twelve and 50/100ths (\$79,012.50) Dollars due and payable in five annual installments of Fifteen Thousand Eight Hundred Two and 50/100ths (\$15,802.50) Dollars commencing one year from date with interest thereon from date at the rate of six (6) per centum per annum, to be paid annually.

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 purposes.

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 tract of land lying and being situate on the westerly side of McConnell Road in Chick Springs Township, Greenville County, South Carolina, and having, according to survey for C. B. Loftis Estate by W. R. Williams, Jr., R.L.S., dated March 19, 1971, the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of McConnell Road and thence along the center of said Road S. 31-55 W. 130 feet to an iron pin; thence further along said Road S. 5-41 W. 80 feet to an iron pin; thence further along said road, S. 30-05 E. 50 feet to an iron pin; thence further along said Road S. 79-00 E. 65 feet to an iron pin; thence further along said Road W. 85-05 E. 75.2 feet to an iron pin; thence S. 68-25 E. 61.5 feet to nail in gap in road; thence along branch S. 14-16 W. 715 feet to a stone and sourwood OM on Bragg boundary; thence S. 26-33 E. 310 feet to iron pin OM; thence N. 34-50 E. 349.5 feet to hickory OM; thence along Dixon (or formerly) lot S. 29-15 W. 631 feet to iron pin OM; thence S. 12-48 W. 30 feet to an iron pin OM; thence along south boundary of Dixon (or formerly) property N. 48-39 E. 713 feet to an iron pin OM on west boundary of McConnell Road; thence along McConnell Road S. 44-41 E. 568 feet to an iron pin OM; thence S. 1-24

