

1418 511  
**United Federal Savings and Loan Association**

Fountain Inn, South Carolina

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE } s:

**MORTGAGE**  
Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

EUGENE CROOK AND ANITA I. CROOK

(hereinafter referred to as Mortgagor) SEND(S) GREETING:  
WHEREAS, the Mortgagor is well and truly indebted unto UNITED 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 ---Thirty Thousand and No/100 -----  
DOLLARS (\$ 30,000.00 -----), with interest thereon from date at the rate of Nine (9%)-----  
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, 1997

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 located at the intersection of the western side of Donaldson (Base Drive) Road with the northern side of Bonito Drive containing 2.72 acres according to plat entitled "Property of Gilman F. Thompson" prepared by C. O. Riddle, RLS, dated November 11, 1977, and recorded in the RMC Office for Greenville County in Plat Book 6-K, at Page 96, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the intersection of the western side of Donaldson Road with the northern side of Bonito Drive and running thence with the northern side of Bonito Drive S. 68-49 W. 311.6 feet to an iron pin; thence leaving Bonito Drive and running N. 22-51-30 W. 132.6 feet to an iron pin; thence S. 73-40-30 W. 73.25 feet to an iron pin on the eastern side of Bonito Drive; thence with said Drive N. 9-44 W. 81.85 feet to an iron pin; thence continuing with Bonito Drive as it intersects with Gilman Drive following the curvature thereof, the chord of which being N. 34-37 E. 28.6 feet to an iron pin on the southern side of Gilman Avenue; thence with said Avenue N. 78-59 E. 107.5 feet to an iron pin at the corner of Greenfields Subdivision and running thence N. 75-03 E. 125.7 feet to an iron pin; thence N. 11-07 W. 212 feet to an iron pin; thence along the line of Lot 5 of Greenfields Subdivision N. 82-12 E. 223.2 feet to an iron pin on the western side of Donaldson Road; thence with said road S. 0-27 E. 384.25 feet to the point of beginning.

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ALSO: ALL those certain pieces, parcels or lots of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lots 1 and 2 of a Subdivision known as Shady Grove as shown on plat thereof being prepared by C. C. Jones, RLS, dated October 20, 1953, and recorded in the Office for Greenville County in Plat Book EE, at Page 53, and having, according to said plat, the following metes and bounds, to-wit:

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