

United Federal Savings and Loan Association

Fountain Inn, South Carolina

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE } ss:

MORTGAGE
Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WILLIAM F. FINNELL AND GRACE A. FINNELL

(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 ---FORTY-ONE THOUSAND TWO HUNDRED & 00/100---

DOLLARS (\$ 41,200.00), with interest thereon from date at the rate of Eight & three-fourths 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.
March 1, 2008

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 east of Simpsonville, S. C., and being shown as Lot No. 38 on a plat of Coachwood Forest, Phase II, prepared by Wolfe & Huskey, Inc., on March 3, 1977, recorded in Plat Book 6-C, Page 21, R.M.C. Office for Greenville County, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at a nail and cap in Coachman Drive, joint front corner with Lot 37 and running thence along the joint line with Lot No. 37, N. 54-56 E., 566.8 feet to an iron pin; thence turning and running S. 68-30 E., 75.2 feet to an iron pin; thence turning and running S. 37-49 W., 408.8 feet to an iron pin; thence S. 39-17 W., 418 feet to a nail and cap in Coachman Drive; thence turning and running along Coachman Drive, N. 03-03 W., 348.9 feet to a nail and cap, the point of beginning.

Being a portion of the property conveyed to William F. and Grace A. Finnell by deed of Frank P. McGowan, Jr., Master, recorded on July 10, 1975, in Deed Book 1021, Page 51, R.M.C. Office for Greenville County.

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