

BOOK 663 PAGE 394

FILED
GREENVILLE CO. S. C.

JAN 3 9 27 AM 1956

First Mortgage on Real Estate

MORTGAGE
OLLIE FARNWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, JAMES D. MERRITT,

(hereinafter referred to as Mortgagor) SEND(3) 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 refer-

ence, in the sum of Five Thousand and No/100ths -----
DOLLARS (\$ 5,000.00), with interest thereon from date at the rate of six
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,
January 1, 1968,

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 Chick Springs Township, Greenville County, South Carolina, designated as Lot No. 10 on plat prepared by C. C. Jones & Associates, Engineers, on November 4, 1955, entitled "Property of Leslie & Shaw, Inc.", said plat being of record in the R. M. C. Office for Greenville County in Plat Book at page , and having according to said plat the following metes and bounds:

BEGINNING at an iron pin on the Southern side of Bahan Court, 245 feet from the Southwestern intersection of Bahan Court with Bahan Street, at the joint front corner of Lots 9 and 10; and running thence S. 0-42 E. 125 feet to an iron pin; thence N. 88-10 W. 92.5 feet to an iron pin; thence N. 0-31 E. 148.7 feet to an iron pin; thence following the curve of Bahan Court on a chord S. 43-17 E. 56.5 feet to an iron pin on Bahan Court; thence continuing with said Court on a chord N. 69-25 E. 30.6 feet to an iron pin; thence continuing with Bahan Court N. 83-05 E. 22.3 feet to the point of beginning.

This is the identical property conveyed to the mortgagor herein by deed of Leslie & Shaw, Inc. dated December 30, 1955, and to be recorded in the R. M. C. Office for Greenville County, South Carolina.