

BOOK 713

NO 17 4 11 1972

OLLIE FARNSWORTH
R. M. C.

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

ELLEN D. MCGEE

(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 **Five Thousand and No/100ths** -----

DOLLARS (\$ 5,000.00), with interest thereon from date at the rate of **five & one-half** 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,

June 1, 1972,

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 City of Greenville, County of Greenville, State of South Carolina, on the Western side of Moultrie Street (formerly Hilltop Drive), being known and designated as a portion of Lots Nos. 46 and 47 of Shannon Terrace, a plat of which subdivision is recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book L at page 91, and having according to plat made by W. J. Riddle, Surveyor, dated June, 1950, entitled "Property of Grady T. Smith, Greenville City, S.C." the following metes and bounds:

BEGINNING at an iron pin on the Western side of Moultrie Street at the joint front corner of Lots 45 and 46 of Shannon Terrace, and running thence along the Western side of Moultrie Street N. 7-52 W. 70 feet to an iron pin; thence S. 84-38 W. 104.5 feet to a point; thence S. 8-00 E. 70 feet to a point in the Northern line of Lot 45; thence with the joint line of Lots 45 and 46, N. 84-38 E. 102 feet to an iron pin, the beginning corner.

This is the identical property conveyed to the mortgagor herein by deed of James F. Perley, dated December 21, 1956, and recorded in the R.M.C. Office for Greenville County in Deed Book 567 at page 468.

[Faint, illegible handwritten text]

[Handwritten notes and signatures]
31208