

First Mortgage on Real Estate

MORTGAGE

FILED
GREENVILLE CO. S.C.
JUL 20 2 45 PM 1962
OLLIE
R.M.C. NORTH

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

CONWAY FRUITT,

(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 **One Thousand Five Hundred and No/100ths** -----
DOLLARS (\$ 1,500.00), with interest thereon from date at the rate of **six (6%)**
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,

July 1, 1962,

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 Greenville Township, Greenville County, State of South Carolina, being known and designated as Lot No. 13 as shown on a plat prepared by W. J. Riddle, Surveyor, dated May, 1946, entitled "Property of Harry H. Palm", recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book B at page 84, and having according to said plat the following metes and bounds:

BEGINNING at an iron pin at the joint front corner of Lots Nos. 12 and 13 on the Northwestern side of Poplar Street, and running thence with the line of Lot No. 12, N. 76-15 W. 215.5 feet to an iron pin at or near the Southeastern side of a branch; thence continuing with the line of Lot No. 12, 19 feet, more or less, to a point in the middle of said branch at the joint rear corner of Lots Nos. 12 and 13; thence in a Southwesterly direction with the course of said branch 63 feet, more or less, to a point in the middle of said branch at the joint rear corner of Lots Nos. 13 and 14; thence with the line of Lot No. 14, S. 67-15 E. 20 feet, more or less, to an iron pin at or near the Southeastern side of said branch; thence continuing with the line of Lot No. 14, N. 67-15 E. 202 feet to an iron pin on the Northwestern side of Poplar Street at the joint front corner of of Lots Nos. 13 and 14; thence with the Northwestern side of Poplar Street N. 11-30 E. 60 feet to the point of beginning.

This is the identical property conveyed to the mortgagor herein by deed of William Duncan, dated April 3, 1948, and recorded in the R.M.C. Office for Greenville County in Deed Volume 342 at page 75.

PAID, SATISFIED AND CANCELLED
Carolina Federal Savings and Loan Association
of Greenville, S. C.

William R. [Signature]

Witness

SATISFIED AND CANCELLED OF RECORD
DATE OF [Signature] 1962
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT [Signature] O'CLOCK P. M. NO. [Signature]