

MAY 5 10 10 AM 1958

First Mortgage on Real Estate

MORTGAGE
OLEE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

TO ALL WHOM THESE PRESENTS MAY CONCERN:

GEORGIA BAILEY SMEAK (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 Eleven Thousand and No/100ths-----

DOLLARS (\$ 11,000.00), with interest thereon from date at the rate of five and 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,
August 1, 1978

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 about four miles from Greenville, on the Northwestern side of Butler Springs Road in Butler Township, Greenville County, State of South Carolina, and having according to a plat entitled "Property of Georgia Bailey Smeak", prepared by Dalton & Neves, dated March, 1958, and recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book PP at page 69, the following metes and bounds:

BEGINNING at an iron pin on the Northwestern side of Butler Springs Road at the joint front corner of property of the mortgagor herein and Marion Wrigley and running thence with the Butler Springs Road S. 30-30 W. 125 feet to an iron pin; thence with the line of property of Charlotte Rigby Bailey N. 63-16 W. 268 feet to an iron pin; thence continuing with the line of property of Charlotte Rigby Bailey N. 30-30 E. 125 feet to an iron pin; thence with the line of Wrigley property S. 63-16 E. 268 feet to an iron pin, point of beginning.

This is the identical property conveyed to the mortgagor herein by deed of Charlotte Rigby Bailey, dated March 26, 1958, and recorded in the R.M.C. Office for Greenville County, South Carolina in Deed Book 596 at page 240.