

FEB 9 4 13 PM 1960

BOOK 816 PAGE 81

OLLIE ...
R. M. C.

Travelers Rest Federal Savings & Loan Association

Travelers Rest, South Carolina

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

SS:

MORTGAGE
Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

James W. Duncan

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto TRAVELERS REST FEDERAL SAVINGS AND LOAN ASSOCIATION OF Travelers Rest, 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 Nine Thousand Five Hundred and no/100

DOLLARS (\$ 9,500.00), with interest thereon from date at the rate of 6 1/2 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.

February 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 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, in O'Neal Township, known as tract no. 2 of the R. L. Andrea property recorded in plat book E at page 231 and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin in south Carolina Highway No. 415 referred to as the Buncombe Road at the corner of tract no. 1 and running thence along the curve of said road the chords of which are N 19 W, 200 feet to a point in said road; thence N 7-34 W, 346.7 feet to an iron pin; thence S 81-30 W, 2,822 feet along the property of L. E. Thompson to an iron pin on the D. H. Hannon Estate known as lot no. 3; thence S 27-W, 1820 feet to an iron pin; thence along Clinton J. Lynn, the owner of tract no. 1, now of formerly, N 67-50 E, 4,023 feet to the point of beginning and being the same property conveyed to me in deed book 598 at page 477.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE SUBORDINATION

FOR VALUE RECEIVED, we, the executors of the Estate of Luther Elford Broome, do hereby subordinate the mortgage executed by James W. Duncan to L. E. Broome in the sum of \$2,490.61 as will appear by mortgage book 747 at page 370 in order that the mortgage of Travelers Rest Federal Savings & Loan Association in the sum of \$9,500.00 shall be a first mortgage on said premises, and by said subordination herein, we, and Callie Burgess Broome, individually, do hereby agree that the mortgage to L. E. Broome in mortgage book 747 at page 370 is second and junior in lien to that mortgage of Travelers Rest Federal Savings & Loan Association to be recorded, in the sum of \$9,500.00. For the Estate of Luther E. Broome, reference may be had to the Probate Court for Greenville County S.C.

In Release Action Lit 1 See Deed Book 878 Page 140 Deed To Donald L. & Evelyn S. Smith

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 19 PAGE 787

SATISFIED AND CANCELLED OF RECORD
9 DAY OF Nov 1973
Dannie S. Tankersley
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 10:12 O'CLOCK 2 P. M. NO. 12687