

First Mortgage on Real Estate

MORTGAGE

MAR 7 1972

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

J. LOUIS COWARD CONSTRUCTION COMPANY, INC. (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 **Sixteen Thousand and No/100ths** DOLLARS (\$ 16,000.00), 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, **March 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 County of Greenville, State of South Carolina, being known and designated as Lot No. 68 as shown on Plat No. Three, Cherokee Forest, prepared by J. Mac Richardson, R.L.S., in January, 1959, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book QQ at pages 36 and 37, and having according to said plat the following metes and bounds:

BEGINNING at a concrete monument at the Southeastern corner of the intersection of Roberta Drive and Red Cherry Lane, and running thence with the Southern side of Roberta Drive S. 79-29 E. 85 feet to an iron pin at the joint front corner of Lots Nos. 67 and 68; thence with the line of Lot No. 67 S. 10-31 W. 331.9 feet to an iron pin in the line of property now or formerly of Cunningham; thence with the line of the said Cunningham property N. 73-45 W. 100.5 feet to an iron pin on the Eastern side of Red Cherry Lane; thence with the Eastern side of Red Cherry Lane N. 10-31 E. 306.8 feet to an iron pin; thence with the curve of the intersection of Red Cherry Lane and Roberta Drive, the chord of which is N. 55-31 E., 21.2 feet to the point of beginning.

This is the identical property conveyed to the mortgagor herein by deed of Wilkins Norwood & Company, Inc., dated March 7, 1960, and to be recorded herewith in the R.M.C. Office for Greenville County, South Carolina.

[Handwritten signatures and notes in the bottom left corner, including "W. B. ..."]

RECORDED AND INDEXED
MAR 7 1972
H. E. T. FOR GREENVILLE COUNTY, S. C.
AT 2:15 PM