

BOOK 834 PAGE 398

FILED GREENVILLE CO. S. C.

AUG 31 3 08 PM 1960

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

TO ALL WHOM THESE PRESENTS MAY CONCERN:

J. CHARLES BURNS AND MARTHA T. BURNS (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 **Twelve Thousand and No/100ths**-----

DOLLARS (\$ 12,000.00), 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, **September 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 on the Southern side of the Old Spartanburg Road (East North Street Extension) near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as a portion of Lot No. 9 as shown on a plat of the W.B. Smith Property prepared by W.J. Riddle, dated July 17, 1939, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book I at page 144, and having according to a more recent plat prepared by R.W. Dalton, dated June, 1957, entitled "Property of J. Charles Burns", the following metes and bounds:

BEGINNING at an iron pin in the center of the Old Spartanburg Road (East North Street Extension) at the corner of property now or formerly of Don B. Green, which iron pin is located 2102.5 feet West of the intersection of the Old Spartanburg Road (East North Street Extension) with a county road, and running thence with the center of the Old Spartanburg Road (East North Street Extension) N. 68-12 E. 190 feet to an iron pin; thence S. 11-20 E. 485 feet to an iron pin; thence S. 78-0 W. 231 feet to an iron pin; thence with the line of property now or formerly of Don B. Green N. 5-48 W. 454.8 feet to the point of beginning.

This is the identical property conveyed to the mortgagor herein, J. Charles Burns, by deed of J. Charles Burns, dated November 2, 1953, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 488 at page 190. The said J. Charles Burns conveyed an undivided one-half interest in and to the premises to the said mortgagor, Martha T. Burns, by deed dated June 13, 1957, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 578 at page 383.

See Deed & Plat Book 897 Page 897

FOR SATISFACTION TO THIS MORTGAGE SEE SATISFACTION BOOK 1 PAGE 12

SATISFIED AND CANCELLED OF RECORD
DAY OF SEP 1960
Donna S. Sankerley
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 2:00 O'CLOCK P. M. NO. 1112