

APR 29 9 49 AM 1981

# Fountain Inn Federal Savings & Loan Association

Fountain Inn, South Carolina

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE } SS:

## MORTGAGE Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

POINSETT REALTY COMPANY, INC.

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

WHEREAS, the Mortgagor is well and truly indebted unto FOUNTAIN INN FEDERAL SAVINGS AND LOAN ASSOCIATION OF Fountain Inn, 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/100

DOLLARS (\$11,000.00), with interest thereon from date at the rate of six & 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.

May 1, 1981

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 Austin Township, near Simpsonville, S. C., known as lot 12 on plat of property of B. F. Reeves, recorded in the R. M. C. Office for Greenville County in plat book 00 at pages 190 and 191, and having the following metes and bounds, to-wit:

Beginning at an iron pin at the northeastern intersection of Mayfield Road and Gary Avenue and running thence along Mayfield Road, S 15-50 E, 85.3 feet to an iron pin at the intersection of Highway S-161; thence along property of J. T. Hipps, S 68-54 E, 104 feet to an iron pin; thence along the line of lot 13, N 21-06 E, 180 feet to an iron pin on the southern side of Gary Avenue; thence N 68-54 W, 30 feet to an iron pin; thence along said Avenue, S 69-10 W, 168 feet to the point of beginning and being one of the lots conveyed to the mortgagor in deed book 636 at page 131.