

First Mortgage on Real Estate

# MORTGAGE

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

**ADOLPHUS GRADY McCLAIN AND MELDA J. McCLAIN** (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 Four Thousand Nine Hundred Fifty and No/100ths DOLLARS (\$ 4,950.00 ), with interest thereon from date at the rate of six 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, 1973

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 at the Northwestern corner of the intersection of Fairbanks Street (formerly Oak Street) and Evergreen Street (formerly Douglass Avenue) near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as the Southeastern portion of the 2.56 acre tract as shown on a plat prepared by Dalton & Neves, Engineers, dated September, 1925, entitled "Property of Colonia Company, et al", recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book G at page 112, and having according to a more recent plat prepared by R.B. Bruce, dated July 14, 1961, entitled "Property of Adolphus Grady McClain and Melda J. McClain", the following metes and bounds:

BEGINNING at an iron pin at the Northwestern corner of the intersection of Fairbanks Street and Evergreen Street, and running thence with the Northwestern side of Fairbanks Street S. 46-13 W. 120 feet to an iron pin; thence N. 44-29 W. 316.7 feet to an iron pin; thence N. 63-55 E. 97.4 feet to an iron pin; thence N. 60-40 E. 30.8 feet to an iron pin on the Southwestern side of Evergreen Street; thence with the Southwestern side of Evergreen Street S. 44-02 E. 280.6 feet to the point of beginning.

This is the identical property conveyed to the mortgagors herein by deed of Elsie M. Sizemore, dated July 17, 1961, and to be recorded herewith in the R.M.C. Office for Greenville County, South Carolina.

PAID, SATISFIED AND CANCELLED  
Carolina Federal Savings and Loan Association

*W. E. Henderson*  
Ex.  
*July 3 1968*  
Witness *Georgene Davis*

SATISFIED AND CANCELLED BY RECORD  
*July 1968*  
*Ollie Farnsworth*  
R. M. C. OFFICE FOR GREENVILLE COUNTY, S. C.  
AT 4:43 O'CLOCK P. M. NO. 552