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BOOK 888 PAGE 427

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# 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:

EDWARD M. CAPE AND ADELL L. CAPE

(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 and one-half per centum per annum, said principal and interest to be paid as therein stated, and (6 1/2%)

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.

June 1, 1982

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, approximately 3 miles East of the Town of Simpsonville, containing 3.41 acres, more or less, and having according to a plat of property of Edward N. Cape and Adell L. Cape by C. O. Riddle, April 17, 1962, to be recorded of even date herewith, the following metes:

BEGINNING at a point in McKinney Road 22.5 feet Southwest of the edge of McKinney Road and running with McKinney Road S. 54-48 E. 301.1 feet to an iron pin near the Eastern side of said road; thence along property now or formerly of Thompson in the line of the old road; S. 47-04 E. 240 feet to an iron pin; thence N. 55-05 E. 29 feet to an iron pin; thence along other property of the mortgagors N. 39-10 E. 290 feet to an iron pin; thence N. 45-52 W. 157.1 feet to an iron pin; thence N. 71-47 W. 415 feet to an iron pin; thence S. 37-10 W. 187.9 feet to the point of beginning.

Being a portion of the property conveyed to the mortgagor herein by deed of D. B. Verdin and recorded in the R. M. C. Office for Greenville County in Deed Book 621, page 461.