

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN,

DEMPSEY CONSTRUCTION COMPANY, INC. FORMERLY DEMPSEY WINDOW COMPANY
(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 Eight thousand and No/100ths

DOLLARS (\$ 8,000.00), with interest thereon from date at the rate of _____ 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, July 1, 1974

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 Western side of Shamrock Circle near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 25 as shown on a plat of Shamrock Circles, prepared by Clifford C. Jones, R.L.S., dated September, 1961, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book Y at page 13, and having according to said plat the following metes and bounds:

BEGINNING at an iron pin on the western side of Shamrock Circle at the joint front corner of Lots Nos. 24 and 25, and running thence with the line of Lot No. 24 S. 57-16 W. 159.0 feet to an iron pin in the subdivision property line; thence with the said subdivision property line N. 33-30 W. 55 feet to an iron pin on the Southern side of Kingswood Drive; thence with the Southern side of Kingswood Drive N. 35-00 E. 173.2 feet to an iron pin; thence with the curve of the intersection of Kingswood Drive and Shamrock Circle, the chord of which is S. 38-52 E. 22.3 feet to an iron pin on the Western side of Shamrock Circle; thence with the Western side of Shamrock Circle S. 32-44 W. 100 feet to the point of Beginning.

This is the identical property conveyed to Dempsey Window Co., Inc. by deed of J. Frank Williams, dated June 7, 1962, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 700 at page 43. The name of the said Dempsey Window Co., Inc. has been changed to Dempsey Construction Company, Inc. by amendment of Charter, dated June 29, 1962, and recorded in the R.M.C. Office for Greenville County, South Carolina.

PAID, SATISFIED AND CANCELLED
Carolina Fed. of Sav. & Loan Ass'n
of Greenville, S. C.

Witness *[Handwritten Signature]*
ATTEST *[Handwritten Signature]*

RECORDED IN PLAT BOOK Y AT PAGE 13
R. M. C. OFFICE FOR GREENVILLE COUNTY, S. C.
ATTEST *[Handwritten Signature]*