

First Mortgage on Real Estate

# MORTGAGE

GREENVILLE S.C.

NOV 1 3 44 PM 1963

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SARAH C. TRAMMELL (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 Thirteen Thousand Five Hundred and No/100ths-----

DOLLARS (\$ 13,500.00 ), with interest thereon from date at the rate of five 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, November 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,

<sup>those</sup> ~~the~~ pieces parcels or lots of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being on the Northern side of Tindal Avenue in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as the greater portion of Lot No. 63 and Lot No. 64, Block A of a subdivision known as Cagle Park as shown on a plat thereof recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book C at page 238, and having, in the aggregate, according to a more recent plat prepared by C.O. Riddle, dated October 28, 1963, entitled "Survey for Sarah C. Trammell", the following metes and bounds:

BEGINNING at an iron pin on the Northern side of Tindal Avenue at the joint front corner of Lots Nos. 62 and 63 of Block A; and running thence with the line of Lot No. 62 N. 2-37 W. 129.04 feet to an iron pin on the Southeastern side of Church Street; thence with the Southeastern side of Church Street N. 25-20 E. 78.55 feet to an iron pin at the Southeastern corner of the intersection of Church Street and McKay Street; thence on the Southern side of McKay Street N. 89-15 E. 87.55 feet to an iron pin at the joint rear corner of Lots Nos. 64 and 65; thence with the line of Lot No. 65 S. 1-18 E. 199.1 feet to an iron pin on the Northern side of Tindal Avenue; thence with the Northern side of Tindal Avenue S. 89-07 W. 120 feet to the point of beginning.

Lot No. 63 was conveyed to the mortgagor herein by deed of William H. Trammell, dated February 23, 1934, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 175 at page 261. Lot No. 64 was conveyed to the mortgagor herein by deed of Jane Russell, dated October 31, 1963, and to be recorded herewith in the R.M.C. Office for Greenville County, South Carolina.