

**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:

R. V. TOMPKINS AND KATHLYN W. TOMPKINS

(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 Thirteen Thousand and No/100

DOLLARS (\$ 13,000.00 ), with interest thereon from date at the rate of Six (6%) 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.

December 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 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, Fairview Township, near the Town of Simpsonville, containing 65.48 acres and shown as two (2) tracts of 54.21 acres and 11.27 acres on a plat of property of R. V. Tompkins made by C. O. Riddle, dated December, 1963 and recorded in the R.M.C. Office for Greenville County in Plat Book "EEE", at Page 153 and having according to said plat the following total metes and bounds:

BEGINNING at an iron pin on the southeastern side of a County Road at the corner of property now or formerly of A. G. Huff, and running thence with said County Road N. 66 E. 299.2 feet to an iron pin in said Road; thence continuing with the Road the following courses and distances: N. 58-37 E. 234.5 feet to an iron pin; N. 48 E. 163.8 feet to an iron pin; N. 33-32 E. 380.9 feet to an iron pin in said Road; thence along the property now or formerly of J. M. Latimer N. 77-48 W. 1059.5 feet to an iron pin in a private driveway or dirt road; thence N. 11-46 W. 920.4 feet to a Maple on the northwestern side of Wild Cat Branch; thence following Wild Cat Branch as the line, the following courses and distances, the traverse line as follows: S. 61-43 W. 185.3 feet; N. 71-30 W. 351 feet; S. 72-50 W. 304.8 feet; S. 46-46 W. 260.1 feet; N. 79-50 W. 158.7 feet; S. 60-25 W. 239.3 feet; N. 81-50 W. 198.4 feet; S. 66-38 W. 228.8 feet; S. 88-23 W. 79.6 feet to an iron pin, which said iron pin is situate 39 feet southeast of a Maple; thence S. 49-05 E. 755 feet to an iron pin; thence S. 78-50 E. 338 feet to an iron pin; thence S. 38-35 E. 274 feet to an iron pin in a gully; thence S. 26-35 E. 924 feet crossing the aforementioned County Road to an iron pin on the southeastern side of the said County Road; thence S. 78-50 E. 808 feet to a stone; thence N. 4-41 W. 365.3 feet to the point of beginning.

This is the same property conveyed to the mortgagors by deed of John M. Lomax and Allie Lomas (as to the 11.27 acre tract) and by deed of E. Inman, Master, conveying the interest of the Heirs of the Earl Davenport Estate in the 54.21 acre tract, which deeds are to be recorded of even date herewith.