

First Mortgage on Real Estate

MORTGAGESTATE OF SOUTH CAROLINA
COUNTY OF GREENVILLETO ALL WHOM THESE PRESENTS MAY CONCERN: **CLYDE A. CANN**

(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 **Fourteen Thousand and No/100ths-----**

DOLLARS (\$ 14,000.00) with interest thereon from date at the rate of **six-----** 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.

February 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 Northern side of Cedar Lane Road near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 19 and a portion of Lot No. 20, Block AA as shown on a plat of Riverside, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book K at page 283, and having according to a more recent survey made by Dalton & Neves, dated January, 1951, entitled "Property of R. M. Dacus, Jr.", recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book Z at page 125, the following metes and bounds:

BEGINNING at an iron pin on the Northern side of Cedar Lane Road, said pin being located 300 feet in an easterly direction from the Northeastern corner of the intersection of Cedar Lane Road and Green Street, and running thence N. 10-00 E. 125 feet to an iron pin on the Southern side of an 11 foot alley; thence along the Southern side of said alley S. 79-56 E. 56.8 feet to an iron pin; thence S. 10-00 W. 125 feet to an iron pin on the Northern side of Cedar Lane Road; thence with the Northern side of Cedar Lane Road N. 79-56 W. 56.8 feet to the point of beginning.

This is the identical property conveyed to the mortgagor herein by deed of Robert M. Dacus, Jr. and Florence W. Dacus, Individually and as Executors of the estate of Robert M. Dacus, deceased, dated January 18, 1951, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 427 at page 287.