

SEP 21 4 43 PM 1967

BOOK 1070 PAGE 54

First Mortgage on Real Estate

OLLIE FARNSWORTH
R. M. C.**MORTGAGE**STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLETO ALL WHOM THESE PRESENTS MAY CONCERN: **DEMPSEY CONSTRUCTION COMPANY, INC.**
(formerly **DEMPSEY BUILDERS SUPPLY, INC.**)

(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 Eight Hundred and No/100ths** -----**DOLLARS (\$ 8,800.00**), with interest thereon from date at the rate of **six and three-fourths** per centum per annua, 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, 1993NOW, 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 Northwestern side of Theodore Circle near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 14 as shown on a plat of Carolina Heights, Section No. 2, prepared by Dalton & Neves, dated October, 1965, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book BBB at page 161 and having according to said plat the following notes and bounds:

BEGINNING at an iron pin on the Northwestern side of Theodore Circle at the joint front corner of Lots Nos. 13 and 14 and running thence with the line of Lot No. 13 N. 24-57 W. 152.1 feet to an iron pin in or near a branch; thence with said branch as the line, having a traverse line as follows: S. 64-39 W. 28.9 feet to an iron pin, thence S. 66-28 W. 56 feet to an iron pin in or near said branch; thence with the line of Lot No. 15 S. 26-31 E. 141.9 feet to an iron pin on the Northwestern side of Theodore Circle; thence with the curve of the Northwestern side of Theodore Circle, the chord of which is N. 77-42 E. 52.3 feet to an iron pin; thence continuing with the Northwestern side of Theodore Circle N. 65-03 E. 30 feet to the point of beginning.