

MORTGAGE

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

TO ALL WHOM THESE PRESENTS MAY CONCERN: Kenneth L. Paxton

(hereinafter referred to as Mortgagor) SENDS 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 ----Twenty Five Thousand Four Hundred and No/100-----

DOLLARS (\$ 25,400.00), with interest thereon from date at the rate of ---Six and three-fourths 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, March 1, 1994

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 Longmeadow Road, near the Town of Taylors, in the County of Greenville, State of South Carolina, and being shown and designated as Lot 52 on a plat of Brook Glenn Gardens recorded in the RMC Office for Greenville County in Plat Book JJJ, at Page 85, and having according to said plat the following metes and bounds, to-wit:

Beginning at the joint front corner of Lots 52 and 53 on Long Meadow Road and running thence along the line of Lot 53, N. 1-07 E. 165 feet to the joint rear corner of Lots 51, 52 and 53; thence along the joint line of Lot 51 and 52, S. 63-03 E. 130.2 feet to the joint front corner of Lots 51 and 52 on Kensington Road; thence along the curve of said Road, the chord of which is S. 12-28 W. 40.2 feet to a point; thence continuing along said curve, the chord being S. 3-31 W., 45.7 feet to a point at the intersection of Longmeadow Road and Kensington Road; thence following the curve of the northwestern corner of said intersection, the chord of which is S. 50-10 W. 34.35 feet, to a point on Kensington Road; thence N. 28-11 W. 20 feet to the point of beginning.