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Fountain Inn Federal Savings & Loan Association

R. M. Fountain Inn, South Carolina

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE } ss:

**MORTGAGE**  
Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Jeff R. Richardson, Sr.

(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 Five Thousand and 00/100 - - - - - \*\*\* Note  
DOLLARS (\$ 5,000.00 ), with interest thereon from date at the rate of Seven (7%) 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.

April 1, 1979

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, being known and designated as Lot 88 of Hunters Acres, and having, according to a plat thereof recorded in the R.M.C. Office for Greenville County, in Plat Book BB, Pages 50 and 51, the following metes and bounds, to-wit:

BEGINNING at a point on the eastern side of Boyd Avenue at the joint front corner of Lots 88 and 89, and running thence with the joint line of said lots, S. 80-00 E., 192.7 ft. to an iron pin on the bank of the branch; thence running along the meanders of said branch as a line, the traverse line being N. 40-26 E., 92.7 ft. to an iron pin at the joint rear corner of lots 87 and 88; thence with the joint line of said lots, N. 80-00 W., 239.8 ft. to an iron pin at the joint front corner of said lots on Boyd Avenue; thence with the eastern side of Boyd Avenue, S. 10-00 W., 80 ft. to the point of beginning.

This is the same property conveyed to the mortgagor by deed recorded in the R.M.C. Office for Greenville County in Deed Book 802, page 122.

\*\*\* Interest Rate is subject to escalation provisions as set forth in Note.

Acknowledged:

