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GREENVILLE CO. S. C.

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BOOK 1128 PAGE 489

OLLIE FARNSWORTH
R. M. C.

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, MARY CRAIG KRAMER

(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 Thirty Five Thousand and No/100-----

DOLLARS (\$35,000.00), with interest thereon from date at the rate of six and three
fourths (6 $\frac{3}{4}$ %) 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,
June 1, 1989

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 Northeast side of Augusta Road, in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 1 of Plat of Thomas T. Goldsmith Property, made by R. E. Dalton, February, 1920, recorded in Plat Book F, at page 113, in the RMC Office for Greenville County, South Carolina, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point where the Northeast line of Augusta Road intersects with the Southeast line of Cureton Street and running thence with the Southeast line of Cureton Street, N. 58-19 E. 212 feet to an iron pin on Cureton Street, at corner of Lot No. 4; thence with the line of Lot No. 4, S. 55-30 E. 81 feet to an iron pin, joint rear corner of Lots Nos. 1 and 2; thence with the line of Lot No. 2, S. 57-06 W. 213.4 feet to an iron pin on the Northeast side of Augusta Road; thence with the Northeast side of Augusta Road, N. 53-25 W. 85 feet to the beginning corner.

This is the same property conveyed to me by deed of Eloise Hunt Webster, dated October 1, 1968, recorded in the RMC Office for Greenville County, S. C., in Deed Book 853, Page 281.