

FILED
GREENVILLE CO. S. C.

APR 16 3 45 PM '70

BOOK 1152 PAGE 580

OLLIE FARNSWORTH
Fountain Inn Federal Savings & Loan Association

Fountain Inn, South Carolina

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } ss:

MORTGAGE
Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Martha W. Greene

(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 Fifteen Thousand, Six Hundred and 00/100

DOLLARS (\$ 15,600.00), with interest thereon from date at the rate of Seven & Nine-Tenths 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.

July 1, 1995

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, Town of Simpsonville, shown as Lot No. 38-A on a Plat of "Revision Lot 38 and portions of Lots 37 and 39, Eastview Hills, property of E. G. Whitmire, Jr." by C. O. Riddle, dated April 4, 1970, and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western edge of Eastview Drive, at the joint front corners of lots 38-A and 38-B and running thence with the line of Lot 38-B, S. 78-13 W., 136.7 ft. to an iron pin; thence S. 0-24 E., 114 ft. to an iron pin on the Northern edge of Eastview Drive; thence with the edge of said Drive, S. 77-00 W., 98.2 ft. to an iron pin at curve in Eastview Drive; thence with the curve of said Drive, the chord of which is N. 51-30 E., 49.7 ft. to an iron pin on the Western edge of said Drive; thence with the edge of said Drive, N. 0-05 E., 133 ft. to an iron pin, being the point of beginning.

This is the same property conveyed to the mortgagor by deed of E. G. Whitmire, Jr., to be recorded of even date herewith.

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

ACKNOWLEDGED:

Martha W. Greene

See Modification Agreement on R. F. W. Bank 11/23 Page 522.