

FILED
GREENVILLE CO. S. C.

MAR 5 4 45 PM '71

BOOK 1182 PAGE 561

OLLIE FARNSWORTH

R. M. C.

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:

B. F. Reeves

(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 Seventeen Thousand and 00/100 -----

*** Note
DOLLARS (\$ 17,000.00), with interest thereon from date at the rate of Eight (8%) 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, 1991

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, Austin Township, on the Southeastern side of Georgia Road and having, according to a Plat of the property of B. F. Reeves, by H. S. Brockman, dated August 12, 1958, the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of E. Georgia Road, and running thence with the center of said road, N. 50-50 E., 180.2 ft. to a pin at the intersection of East Georgia Road, and a proposed street; thence with said proposed street, S. 40-30 E., 399.2 ft. to an iron pin in line of other property of B. F. Reeves; thence with the line of said other property, the following metes and bounds: S. 50-10 W., 122.7 ft.; thence S. 20-50 E. 29.8 ft.; thence S. 69-10 W., 180 ft.; thence N. 20-50 W., 163 ft.; thence N. 47-05 E., 33.9 ft.; thence N. 32-30 W., 212 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 555, Page 84.

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

ACKNOWLEDGED:

B. F. Reeves