

GREENVILLE, CO. S. C.

MAR 25 2:39 PM '71

BOOK 1184 PAGE 515

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:

Elizabeth
Steve A. and Ann S. Horton

(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 Eighteen Thousand and 00/100 -----

DOLLARS (\$ 18,000.00), 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

*** Note

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, 1996

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, known and designated as Lot 22 on a plat of property of James Arrowood, recorded in Plat Book RRR, Page 45, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeasterly edge of Rison Road, joint front corner of lots 21 and 22 and running thence along the edge of said Road, N. 24-05 E., 75 ft. to an iron pin; thence still with said Road, N. 5-22 W., 108.6 ft. to an iron pin; thence continuing with Rison Road, N. 17-13 W., 148 ft. to an iron pin on said Road near a branch crossing same; thence with said branch as a line in a Southerly direction (the traverse line being S. 60-18 E., 113.2 ft. and S. 25-28 W., 224 ft.) to an iron pin on the Westerly bank of said branch; thence S. 24-02 W., 141.2 ft. to an iron pin; thence with the line of lot 21, N. 58-25 W., 132.7 ft. to the point of beginning.

This is the same property conveyed to the mortgagors by deed of James B. Arrowood, to be recorded of even date herewith.

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

ACKNOWLEDGED:

Steve A. Horton
Elizabeth Ann S. Horton