

FILED
GREENVILLE CO. S. C.

BOOK 1188 PAGE 253

APR 27 10 40 AM '71

Fountain Inn Federal Savings & Loan Association

OLLIE FARNSWORTH
R.M.C.

Fountain Inn, South Carolina

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

ss:

MORTGAGE
Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Ronald Owens

(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 Twenty Thousand, Five Hundred and 00/100

DOLLARS (\$ 20,500.00), 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.

July 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, Austin Township, shown and designated as Lots 16 and 17 on a Plat of property of S. T. Holland, which Plat is recorded in the R.M.C. Office for Greenville County in Plat Book W, Page 103, and has, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on surface treated road, at the joint corner of lot 15 and in the center of a new cut road and running thence along surface treated road, S. 38-20 E., 200 ft. to an iron pin; thence along the line of lot 18, S. 51-30 W., 200 ft. to an iron pin; thence N. 38-30 W., 200 ft. to an iron pin in the center of the new cut road; thence along center of said road, N. 51-30 E., 200 ft. to an iron pin at 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 829, Page 174.

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

ACKNOWLEDGED:

Ronald Owens