

FILED
GREENVILLE, CO. S. C.

BOOK 1188 PAGE 435

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First Mortgage on Real Estate

OLLIE FARNSWORTH
R. M. C.

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Billy L. Adams and Sandra L. Adams

(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 Twenty Thousand Five Hundred and No/100-----
DOLLARS (\$ 20,500.00-----), with interest thereon from date at the rate of seven and one-half 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,

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 in Greenville County, South Carolina, and being shown and designated as Lot 58, Section Five of Richmond Hills, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book "WWW" at Page 38, and according to said plat having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Richmond Drive at the joint front corner of Lots 58 & 59 and running thence with the line of said Lots, N. 61-26 W., 150 feet; thence S. 28-34 W. 100 feet to a point on the turnaround of Sylvatus Court; thence with Sylvatus Court S. 49-56 E. 25 feet; thence continuing with Sylvatus Court, S. 61-26 E. 100.4 feet to a point at the intersection of Sylvatus Court and Richmond Drive; thence N. 73-34 E. 35.35 feet to a point on Richmond Drive; thence with Richmond Drive, N. 28-34 E. 80 feet to the point of beginning.