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GREENVILLE CO. S. C.

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BOOK 1186 PAGE 377

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:

LINDSEY BUILDERS, INC.

(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 Ten Thousand and No/100- - - - -

DOLLARS (\$ 10,000.00), with interest thereon from date at the rate of seven & 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.

July 1, 1986.

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, on the Western side of Old Grove Road in Gantt Township, being a portion of Property of R. C. Sutherland on a Plat made by Campbell & Clarkson Surveyors, Inc., dated May 21, 1971, and recorded in the RMC Office for Greenville County, S. C., in Plat Book 4J, page 49, and having according to a revision thereof showing 3 acres made by Campbell & Clarkson Surveyors, Inc., dated June 24, 1971, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Western side of Old Grove Road at the corner of property now or formerly owned by Raines and running thence along said property, N. 85-49 W., 393.4 feet to an iron pin; thence running a new line through said property, N: 5-10 W., 582.5 feet to an iron pin on property now or formerly owned by Morgan; thence along the line of property now or formerly owned by Morgan, S. 40-07 E., 650 feet to an iron pin on the Western side of Old Grove Road; thence along the Western side of Old Grove Road, S. 13-04 E., 114.8 feet to an iron pin, the beginning corner.