

United Federal Savings and 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:

JIMMY YOUNG

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto UNITED 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 Four Hundred and no/100-----

DOLLARS (\$ 18,400.00-----), 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, 1998

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, Grove Township, as shown on a plat of property of Jimmy Young dated October 1, 1973, by Jones Engineering Service, L. S. No. 1144, the same being recorded herewith as a part of this Deed or recorded in Plat Book 5C at Page 84, Office of the R.M.C. for Greenville County, and being more particularly described by metes and bounds as follows:

BEGINNING at an iron pin on the west side of Young Road, joint corner of property of Billy Young as shown on the Plat, said point being 41.5 feet from an old iron pin, and running thence along a joint line S. 73-52 W. 220 feet across a Natural Gas Line Right of Way (and subject to it) to an iron pin; thence S. 14-18 E. 200 feet to an iron pin; thence N. 73-52 E. 220 feet across a Natural Gas Line Right of Way to an iron pin in or along Young Road; thence N. 14-18 W. 200 feet along Young Road to the point of beginning; Subject to the Natural Gas Line Right of Way; and, Subject to Young Road and any rights of way, easements, restrictions, or utilities apparent or of record.

This property is shown as a part of property now in Tax District 110, Sheet 594.1, Block 1, Lot 13.

This being the same property conveyed to the Mortgagor herein by deed recorded in the R.M.C. Office for Greenville County in Deed Book 985 at Page 554.

*Interest Rate is subject to escalation provision as set forth in Note.

ACKNOWLEDGED:

Jimmy Young
Jimmy Young



4328 (M.S.)