

FILED  
GREENVILLE CO. S. C.

BOOK 1224 PAGE 44

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OLLIE FARNS, **Saluda Valley Federal Savings & Loan Association**  
R. M. C. **Williamston, South Carolina**

STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE } ss: **MORTGAGE OF REAL ESTATE**

TO ALL WHOM THESE PRESENTS MAY CONCERN:

**G. A. SPEARMAN AND LINDA R. SPEARMAN**

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

WHEREAS, the Mortgagor is well and truly indebted unto SALUDA VALLEY FEDERAL SAVINGS AND LOAN ASSOCIATION OF Williamston, 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 SIXTEEN THOUSAND AND NO/100 -----

DOLLARS (\$ 16,000.00 ), 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

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 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**, in **Oaklawn Township**, containing **.80 acres, more or less**, according to a plat prepared by **John C. Smith, Surveyor**, dated **October 30, 1969** and having, according to such plat, the following metes and bounds, to wit:

**BEGINNING** at an iron pin, old, same being the joint corner with Fisher, Campbell, and tract herein conveyed, being the southeast corner of said tract; running thence with Campbell and Woods line, **S. 74-03 W. 278.4 feet** to an iron pin, old; running thence **N. 11-47 W. 125 feet** to an iron pin; running thence **N. 74-05 E. 276.8 feet** to an iron pin; running thence **S. 12-35 E. 125 feet** to the point of beginning.

**ALSO:** A right of way for ingress and egress over a twenty foot strip running across other property of **Clayborn D. and Myrtle B. McConnell** connecting the subject property with an unnamed road.