

FILED
GREENVILLE CO. S. C.

APR 25 10 10 AM '72

OLLIE FARNSWORTH
R. M. C.

BOOK 1230 PAGE 401

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: JAMES H. RIGDON, JR.

(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 NINE THOUSAND TWO HUNDRED and no/100-----
DOLLARS (\$ 9,200.00), with interest thereon as provided in said promissory note, 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,
May 1, 1987,

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 on the Northern side of Crosby Circle, and being shown and designated as Lot No. 159 on a Plat of PARAMOUNT PARK, made by Piedmont Engineers and Architects, dated July 1949, and being recorded in the RMC Office for Greenville County, South Carolina in Plat Book W, Page 57 and according to said Plat having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northern side of Crosby Circle at the joint front corner of Lots Nos. 158 and 159 and running thence with the line of Lot No. 158, N. 2-51 W., 168.5 feet to an iron pin in the line of Lot No. 189; thence with the line of Lot No. 189, S. 89-21 E., 20 feet to an iron pin, joint rear corner of Lots Nos. 159 and 160; thence with the line of Lot No. 160, S. 26-00 E., 150 feet to an iron pin on the Northern side of Crosby Circle; thence with the Northern side of Crosby Circle, S. 66-54 W., 84 feet to the point and place of beginning.