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GREENVILLE CO. S. C.

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BOOK 1232 PAGE 204

First Mortgage on Real Estate

OLLIE FARNSWORTH
R. H. C.

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: George M. Gieratz and

Nancy J. Gieratz (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 Five Thousand Two Hundred and No/100-----

DOLLARS (\$25,200.00-----), 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,

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 western side of Randy Drive in Section 2, Edwards Forest Subdivision, near Taylors in Greenville County, South Carolina, which is shown and designated as Lot 26 on a plat of that subdivision, recorded in the Office of the RMC for Greenville, S. C. in Plat Book RR, Page 20, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Randy Drive at the joint front corner of Lots 26 and 27 running thence down the joint line of said lots S. 67-28 W. 200 feet to an iron pin at the joint rear corner of said lots; running thence S. 22-32 E. 100 feet to an iron pin at the joint rear corner of Lots 25 and 26; running thence up the joint line of said lots N. 67-28 E. 200 feet to an iron pin on Randy Drive; running thence down the western side of Randy Drive N. 22-32 W. 100 feet to the point of beginning.