

FILED
GREENVILLE CO. S. C.
JUN 16 4 12 PM '72
OLLIE FARNSWORTH
R. M. C.

BOOK 1237 PAGE 486

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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 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 Thirteen Thousand and No/100-----

DOLLARS (\$ 13,000.00), 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, September 1, 1992

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 in Greenville County, South Carolina, on the Eastern side of Saville Court in Gantt Township, Greenville County, S. C., being shown and designated as Lots Nos. 233 and 234, on a Plat of ROCKVALE, Sec. 2, made by J. Mac Richardson, Surveyor, dated July, 1959, and recorded in the RMC Office for Greenville County, S. C., in Plat Book QQ, page 109, and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the Eastern side of Saville Court at the joint front corners of Lots Nos. 229 and 233, and running thence along the common line of said lots, S. 72-21 E., 110 feet to an iron pin; thence N. 64-10 E., 34.9 feet to an iron pin in or near a creek; thence with the creek as the line and along the rear lines of Lots Nos. 232 and 235, S. 24-49 E., 88.9 feet to a point, and S. 2-03 E., 59.9 feet to a point at the joint rear corners of Lots Nos. 233, 234, and 235; thence along the rear line of Lot No. 235, S. 4-39 W., 90 feet to a point; thence along the rear lines of Lots Nos. 238, 239 and 240, N. 85-21 W., 225 feet to a point on Saville Court; thence along the Eastern side of Saville Court, N. 4-39 W., 160 feet to a point; thence with the curve of Saville Court in a Northeasterly direction, 75.4 feet to an iron pin, the point of beginning.