

FILED
GREENVILLE CO. S. C.

JUN 19 3 25 PM '72

First Mortgage on Real Estate

OLLIE FARNSWORTH
R. M. C.

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Evelyn T. Merritt (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 **Eight Thousand** -----
DOLLARS (\$ 8,000.00), 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, June 1, 1982.

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 Eastern side of Hunts Bridge Road near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 71 as shown on a plat of Sections 1 and 2, Western Hills, prepared by Jones & Sutherland, Engineers, dated August, 1959, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book QQ at pages 98 and 99, and having according to said plat the following metes and bounds:

BEGINNING at an iron pin on the Eastern side of Hunts Bridge Road at the joint front corner of Lots Nos. 70 and 71, and running thence with the line of Lot No. 70 N. 78-07 E. 221.7 feet to an iron pin in the line of an unnumbered lot; thence with the line of said unnumbered lot and with the line of the Hunt lot S. 15-47 E. 114.7 feet to an iron pin on the Northern side of Tuscon Drive; thence with the Northern side of Tuscon Drive S. 73-14 W. 205.2 feet to an iron pin; thence with the curve of the intersection of Tuscon Drive and Hunts Bridge Road, the chord of which is N. 59-18 W., 33.8 feet to an iron pin on the Eastern side of Hunts Bridge Road; thence with the Eastern side of Hunts Bridge Road N. 11-53 W. 109 feet to the point of beginning.

This is the identical property conveyed to the mortgagor herein and John L. Merritt by deed of J. Frank Williams dated March 12, 1962, and recorded in the R. M. C. Office for Greenville County, South Carolina, in Deed Book 695 at page 157. The said John L. Merritt died testate on or about December 1, 1971, and devised the premises to the mortgagor herein (See Apartment No. 1207, File 9, Office of the Judge of Probate Court for Greenville County, South Carolina).