

FILED
GREENVILLE CO. S. C.

BOOK 1252 PAGE 55

OCT 3 4 1987
ELIZABETH GIDDLE
P.M.C.

Fountain Inn Federal Savings & Loan Association

Fountain Inn, South Carolina

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } ss:

MORTGAGE
Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Pineforest Club, Inc.

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

WHEREAS, the Mortgagor is well and truly indebted unto FOUNTAIN INN FEDERAL SAVINGS AND LOAN ASSOCIATION OF Fountain Inn, 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 Nineteen Thousand, Four Hundred and 00/100 -----

DOLLARS (\$ 19,400.00), 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.

September 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 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, near the Town of Mauldin, known as Lots 70, 71, 72, 73, 85, 86, 87 and 88 on a Plat of Pineforest Subdivision, which Plat is recorded in the R.M.C. Office for Greenville County in Plat Book QQ, Pages 106 and 107, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southern side of Lanewood Drive, at the joint front corners of Lots 73 and 74 and running thence with the joint line of said lots, S. 26-30 E., 138 ft.; thence with the joint line of Lots 84 and 85, S. 26-30 E., 138 ft. to an iron pin on the Northern side of Maple Drive; thence with the side of said Drive, N. 63-30 E., 375 ft. to an iron pin near the Northwestern intersection of Maple Drive and Clearfield Road; thence with the curve of said intersection, the chord of which is N. 18-30 E., 35.3 ft. to an iron pin on the Western side of Clearfield Road; thence with the side of said Road, N. 26-30 W., 226 ft. to an iron pin near the Southwestern intersection of Clearfield Road and Lanewood Drive; thence with the curve of the intersection of said Road, the chord of which is N. 71-30 W., 35.3 ft. to an iron pin on the Southern side of Lanewood Drive; thence with the side of said Drive, S. 63-30 W., 375 ft. to an iron pin at the point of beginning.

This is the same property conveyed to the mortgagor by deed recorded in the R.M.C. Office for Greenville County in Deed Book 735, Page 394, and Deed Book 836, Page 354.