

FILED  
GREENVILLE CO. S. C.

BOOK 1254 PAGE 314

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ELIZABETH RIDDLE  
R.M.C.

First Mortgage on Real Estate

### MORTGAGE

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Fred Philip Gibson

(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 Four Thousand Four Hundred and No/100-----

DOLLARS (\$ 24,400.00-----), 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 northeast side of Delmar Drive, near the Town of Simpsonville, in Greenville County, State of South Carolina being shown as Lot 42 on plat of Brentwood, Section 2, recorded in the RMC Office for Greenville, S. C. in Plat Book 4-R, Page 5 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeast side of Delmar Drive at the joint front corner of Lots 41 and 42 and runs thence along the line of Lot 41 N. 54-00 E. 154 feet to an iron pin; thence S. 36-00 E. 110 feet to an iron pin; thence along the line of Lot 43 S. 54-00 W. 154 feet to an iron pin on the northeast side of Delmar Drive; thence along Delmar Drive N. 36-00 W. 110 feet to the beginning corner.