

REGULATION NO. 22
COMPLIED WITH
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FILED
GREENVILLE CO. S. C.
JUL 13 3 56 PM '73
DONNIE S. TANKERSLEY
R.M.C.

BOOK 1284 PAGE 443

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: W. N. Leslie

(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 Sixty Thousand and No/100-----

DOLLARS (\$60,000.00-----), 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,

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 the State of South Carolina, County of Greenville, on the westerly side of Lavinia Avenue, being known and designated as Lot No. 1 on plat of the Property of E. B. Estes, said plat being recorded in the RMC Office for Greenville County, S.C., in Plat Book D, at Page 17, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the westerly side of Lavinia Avenue, which iron pin is the joint front corner of Lots Nos. 1 and 2, and running thence, S. 76-30 W. 181.4 feet to an iron pin on the easterly side of Glover Street; thence along the easterly side of Glover Street, S. 21-45 E. 50 feet to an iron pin; thence, N. 76-30 E. 181.4 feet to an iron pin on the westerly side of Lavinia Avenue; thence along Lavinia Avenue, N. 21-45 W. 50 feet to an iron pin, the point of beginning; LESS, HOWEVER, that portion of the property being a 15 square foot strip, more or less, taken by condemnation by the South Carolina Highway Department for Academy Street.

~~RECORDED~~ FILED 12/16/73