

United Federal Savings and 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:

L. Alfred Vaughn

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

WHEREAS, the Mortgagor is well and truly indebted unto UNITED 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 Thirty Five Thousand and 00/100

DOLLARS (\$ 35,000.00), with interest thereon from date at the rate of 8-3/4* Note 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, 2003

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 Simpsonville, containing 3.15 Acres and being the Southern most tract on a Plat entitled "Property of L. J. Vaughn, Jr. and L. Alfred Vaughn" by C. O. Riddle, dated September, 1973 and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at a spike near the center of Howard Drive, joint corner of property of Ruby A. Todd and running thence with the Todd line, S. 83-46 W., 550.4 ft. to an old iron pin; thence along property, now or formerly, of Icie Mae and Willie Hicks, N. 1-30 E., 304.8 ft. to an iron pin at the joint corner of a 3.18 acre tract owned by L. J. Vaughn, Jr.; thence along the line of said lots, S. 84-36 E., 559.8 ft., more or less, to a nail and cap near the center of Howard Drive; thence along the center of said Drive, S. 5-54 W., 193 ft. to the beginning.

This is the same property conveyed to the mortgagor by deed of L. J. Vaughn, Jr., to be recorded of even date herewith.

* Interest rate is subject to escalation provisions as set forth in Note.

L. Alfred Vaughn



4328 RV-2