

# 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:

JOHN W. MCGUIRE AND VIRGINIA B. MCGUIRE

(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 Thousand and 00/100

DOLLARS (\$ 30,000.00 ), with interest thereon from date at the rate of Nine (9%) 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.

November 1, 1994

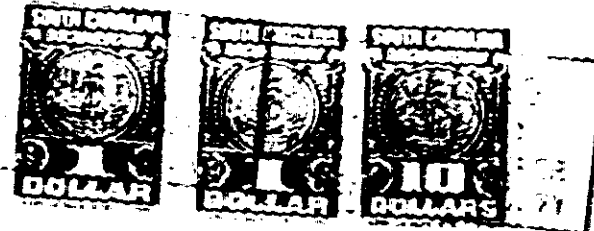
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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 in Fairview Township, containing 6.22 acres, more or less, excluding highway right of way, and having the following metes and bounds:

BEGINNING at an iron pin, joint corner with Frank Smith land on line of land of C. A. Parsons and running thence S. 85-53 E. 199 feet; crossing a creek, to an iron pin (old) on the East side of said creek; thence S 82-35 E. 644.7 feet to an iron pin, corner on line of Henderson; thence S 1-00 W. 117 feet to a point in the center of South Carolina Highway No. 416; thence with the center line of said highway S. 65-00 W. 922.2 feet to a point in the center of said highway; corner on land of Frank Smith; thence with the joint line of the Frank Smith property N. 0-02 E. 604.5 feet to an iron pin; the point of beginning, and bounded by lands of C. A. Parsons, Lula Mae Henderson, Frank Smith, South Carolina Highway No. 416, land of J. M. Curry and Belle P. Curry and others, North Rubin Creek running through said property.

This is the identical property conveyed to the mortgagors herein by deed of Dan L. Willis, dated July 15, 1971, and recorded in the R.M.C. Office for Greenville County, S. C. in Deed Book 921, at Page 200.

This conveyance is subject to all restrictions, set-back lines, roadways, easements and rights of way, if any, affecting the above described property.



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