

FILED
GREENVILLE CO. S. C.

FEB 13 3 33 PM '76

BONNIE S. TANKERSLEY
R.M.C.

BOOK 1360 PAGE 164

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: ROBERT M. ADAMS AND JOAN K. ADAMS

(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 THREE THOUSAND FIVE HUNDRED AND NO/100 ----- DOLLARS (\$ 23,500.00), 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 Greenville County, State of South Carolina, in Butler Township, being known and designated as Lot No. 57 of a subdivision known as McSwain Gardens, a plat of which is recorded in the RMC Office for Greenville County in Plat Book GG at page 75 and having, the following metes and bounds, to wit:

BEGINNING at a point on the northern side of Shadydale Court at the joint front corner of Lots No. 56 and 57 and running thence N. 28-04 W., 181.5 feet to a point at the joint rear corner of Lots No. 56 and 57; thence N. 71-20 E., 100 feet to a point at the joint rear corner of Lots No. 57 and 58; thence S. 25-09 E., 170.2 feet to a point on the northern side of Shadydale Court at the joint front corner of Lots No. 57 and 58; thence with the northern side of Shadydale Court, S. 67-21 W., 40 feet to a point; thence continuing with the northern side of Shadydale Court, S. 63-15 W., 50 feet to the point of beginning.



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