

FILED
MORTGAGE S. C.

BOOK 1363 PAGE 854

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

APR 1 2 45 PM '76
DONNIE S. TANKERSLEY
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

James G. Gault and Judy G. Gault

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

WHEREAS, the Mortgagor is well and truly indebted unto LAURENS FEDERAL SAVINGS AND LOAN ASSOCIATION, LAURENS, 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

-----Six Thousand and 00/100-----

DOLLARS (\$ 6,000.00), with interest thereon from date at the rate provided for in said note, said principal and interest to be repaid as therein stated, except that the final payment of principal and interest shall be due on

March 1, 1999, 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;

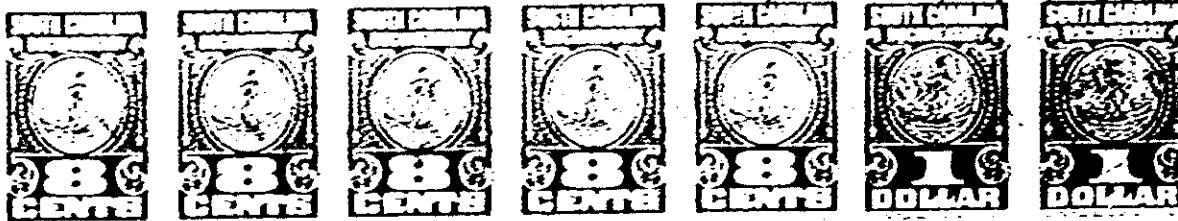
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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 certain 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 the Town of Simpsonville, being shown and designated as Lot 7 on plat entitled Woodcliff Subdivision, prepared by Piedmont Engineers, dated June 23, 1971, and recorded in the R.M.C. Office for Greenville County in Plat Book 4N, at Page 44, and being more particularly described in accordance with said plat, to wit:

BEGINNING at a point in the edge of Woodcliff, said point being the joint front corner with Lot No. 6 and running thence along the joint property line of Lot No. 6 N. 26-38 W., 150 feet to a point; thence N. 63-22 E., 100 feet to a point, said point being the joint rear corner with Lot 8; and running thence along the joint property line with Lot 8, S. 26-34 E., 154.6 feet to a point in the edge of Woodcliff Drive, said point being the joint front corner with Lot 8; thence along the edge of Woodcliff Drive, S. 73-57 W., 25 feet to a point; thence continuing along the edge of Woodcliff Drive, S. 63-22 W., 75 feet to the point of beginning.

Being the same property conveyed to mortgagors by deed dated January 13, 1972, recorded in the R.M.C. Office for Greenville County in Deed Book 934, Page 35.

This is a second mortgage and is junior in lien to mortgage given by the mortgagors to Laurens Federal Savings and Loan Association in the amount of \$32,000, dated April 5, 1974, recorded in the R.M.C. Office for Greenville County in Mortgage Book 1306, Page 642.



Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and any other equipment or fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

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