

FILED
GREENVILLE.CO. S. C.

BOOK 1373 PAGE 376

JUL 22 11 55 AM '76

DONNIE S. TANKERSLEY
R.M.C.

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: PERRY S. LUTHI AS TRUSTEE

FOR KULL TRUST (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 EIGHTEEN THOUSAND AND NO/100 - - - - -

DOLLARS (\$ 18,000.00), 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~~ ^{those} pieces, parcels or lots of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being on the Southeastern side of Thrift Street, also known as "A" Street, near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as the greater portion of Lot No. 9 and Lot No. 10 of the T. P. Raines property and being known and designated as the greater portion of Lot No. 2 and Lot No. 3 as shown on a plat of property of J. A. Barry, prepared by C. O. Riddle, dated November, 1962, and recorded in the RMC Office for Greenville County, South Carolina, in Plat Book CCC at page 57, and having according to the last mentioned plat the following metes and bounds:

BEGINNING at an iron pin at the Southwestern corner of the intersection of Thrift Street; also known as "A" Street, and Raines Avenue (not opened) and running thence with the Western side of Raines Avenue S. 27-44 E. 191.6 feet to an iron pin in the line of property now or formerly of Alvin Eugene Smith; thence with the line of the said Smith property S. 47-36 W. 63.6 feet to a point in the rear line of Lot No. 2; thence with a new line through Lot No. 2 N. 45-57 W. 176.3 feet, more or less, to a point on the Southeastern side of Thrift Street, also known as "A" Street; thence with the Southeastern side of Thrift Street, also known as "A" Street, N. 43-34 E. 124.1 feet to the point of beginning.

This is the same property conveyed by the Master in Equity, Frank P. McGowan, Jr., to the Grantor herein by deed dated July 21, 1976, and recorded herewith.



2.500 2-73 KP

MORTGAGE

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