

FILED
GREENVILLE, CO. S. C.

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CONNIE S. TANKERSLEY
R.M.C.

BOOK 1373 PAGE 976

First Mortgage on Real Estate

Box 10148
Greenville, S.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JIM WILLIAMS, INC.

(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 FIFTY SIX THOUSAND EIGHT HUNDRED AND NO/100THS-----

DOLLARS (\$ 56,800.00), 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 the State of South Carolina, County of Greenville, being shown and designated as Lot No. 6 on a plat entitled "Stratton Place" by Piedmont Engineers and Architects dated July 10, 1974, and recorded in Greenville County Plat Book 4-R at Pages 36-37, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on Providence Square at the joint front corner of Lots 5 and 6 and running thence N 76-20 W 90 feet to an iron pin; thence with the right-of-way of said roads, N 65-23 E 39.25 feet to an iron pin on Coventry Road; thence continuing with Coventry Road, S 27-07 W 130.8 feet to an iron pin at the joint front corner of Lots 6 and 7; thence turning and running with the line of Lot 7, S 67-32 E 153 feet to an iron pin at the joint rear corner of Lots 5 and 6; thence turning and running with the line of Lot 5, N 13-40 E 175 feet to the point of beginning.

This being the same property conveyed to the Mortgagor herein by deed of Southland Properties, Inc. recorded on July 23, 1974.



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MORTGAGE

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