

Washington St.
Greenville S.C.

GREENVILLE CO. S. C.
OCT 28 4 13 PM '76
DORRIVE S. TANKERSLEY
R.M.C.

BOOK 138 PAGE 18

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First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

John R. Griffin, Jr. and Francine M. Griffin

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

5.00 AS

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 Nine Thousand Five Hundred and no/100-----

DOLLARS (\$ 9,500.00), 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 the State of South Carolina, County of Greenville, on the northeastern side of Sylvania Avenue, being shown as the major portion of Lot 12 on a plat of Leawood Subdivision, recorded in Plat Book J at Pages 18 and 19 in the R.M.C. Office for Greenville County and being further described as follows: BEGINNING at an iron pin on the northeastern side of Sylvania Avenue, which iron pin is S. 56-06 E. from the joint front corner of Lots 11 and 12, and running thence with a new line through Lot 12; N. 33-54 E. 180 feet to an iron pin; thence S. 56-06 E. 70 feet to an iron pin at the joint rear corner of Lots 12 and 13; thence with Lot 13, S. 33-54 W. 180 feet to an iron pin on the said Sylvania Avenue; thence with said avenue, N. 56-06 W. 70 feet to the point of beginning. THIS being the same property conveyed to CIT Financial Services Corporation by deed dated September 29, 1976, recorded October 4, 1976, in the R.M.C. Office for Greenville County, in Deed Book 1044 at page 11.

STATE OF SOUTH CAROLINA
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
OCT 28 1976
STAMP TAX
PB. 11218
03.80

4328 RV-23

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