



Book 13.B Page 754

MORTGAGE



BOOK 1383 PAGE 545

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA
COUNTY OF PICKENS & GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Jachin L. Tate and Sandra C. Tate
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto PICKENS SAVINGS & LOAN ASSOCIATION, Pickens, 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 TWELVE THOUSAND FIVE HUNDRED AND NO/100

DOLLARS (\$ 12,500.00), with interest thereon from date at the rate of nine (9%) per centum per annum, said principal and interest to be repaid 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:

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 Pickens, Greenville, located on the North side of a dirt road leading to Circle Drive, about eight (8) miles Northwestward from the City of Greenville, in Paris Mountain Township, containing Five and ninety-three one hundredths (5.93) acres, more or less, being shown and designated as Lot Number 6 on plat No. 2 of the property of Melzena G. Martin Estate, prepared by John A. Simmons, Registered Surveyor, dated October 7, 1964, and recorded in Plat Book BBE at page 49 of the RMC Office for Greenville County; and being the identical property conveyed to Jachin L. Tate by Grace H. Tate by deed dated October 8, 1976, and recorded in Book 1044, at page 267, in the office of Register of Mesne Conveyance for Greenville County."

ALSO: "ALL that certain piece, parcel or lot of land in the State of South Carolina, County of Pickens, in Pickens Township, on State Highway No. 183 about four miles North from the Town of Pickens, and containing one and nine-tenths (1.9) acres, more or less, and adjoining lands with Odie Hayes on the North and West; lands with Jesse Simmons on the South and West, and bounded on the East and South by present Highway No. 183 and Old Highway, and having the following courses and distances, to-wit: BEGINNING in center of old Highway, thence along said highway North 58 West 3.5 chains; thence North 56 West 4.25 chains; thence North 50 East 3.70 chains; thence South 69 East 4.15 chains to present highway; thence South 5 West 1.5 chains to the BEGINNING corner; and being the identical property conveyed Jachin L. Tate and Sandra C. Tate by C. E. Connelly by deed dated November 12, 1976, and to be recorded simultaneously herewith in the office of the Clerk of Court for Pickens County."

This mortgage has been executed in duplicate in order that the original may be filed for record in Pickens County and the executed copy thereof be filed for record in Greenville County.

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