

FILED
GREENVILLE CO. S. C.

DEC 15 10 57 AM '76

BOOK 1385 PAGE 188

DONNIE S. TANKERSLEY
R.M.C.

United Federal Savings and Loan Association

Fountain Inn, South Carolina

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } ss:

MORTGAGE
Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

RONALD N. KIRBY and SHARON H. KIRBY

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

WHEREAS, the Mortgagor is well and truly indebted unto UNITED FEDERAL SAVINGS AND LOAN ASSOCIATION OF Fountain Inn, 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 -----TWENTY-SIX THOUSAND SIX HUNDRED AND NO/100-----

DOLLARS (\$ 26,600.00), with interest thereon from date at the rate of eight and three-fourths per centum per annum, said principal and interest to be paid as therein stated, and (8 3/4%)

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.

March 1, 2002

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 hereby 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 known and designated as Lot No. 42 on plat of "Survey for S. T. Holland" prepared by J. Q. Bruce, Surveyor, and recorded in the RMC Office for Greenville County in Plat Book W at page 103 and having according to said plat, the following metes and bounds, to wit:

BEGINNING at a point on the Northeasterly edge of State Highway No. 417 at the joint front corner of Lots Nos. 41 and 42 and running thence with the joint line of said lots N. 61-11 E., 225 feet to a point on land, now or formerly, of Charlie Hipps; thence with said Hipps line, N. 46-36 W., 105 feet to a point at the joint rear corner of Lots Nos. 42 and 43; thence with the joint line of said lots S. 61-11 W., 193 feet to a point on the Northeasterly edge of State Highway 417; thence with the Northeasterly edge of said Highway S. 28-49 E., 100 feet to the beginning corner.

Being the same property conveyed to the mortgagors herein by deed of T. P. Hipps and Virginia V. Hipps, dated November 22, 1976 and recorded November 22, 1976 in the RMC Office for Greenville County in REM Volume 1046 at page 555.

GREENVILLE
SOUTH CAROLINA TAX COMMISSION
DOCUMENTARY
STAMP
TAX
10.64
FEB 11 1976

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