

Travelers Rest Federal Savings & Loan Association

Travelers Rest, South Carolina

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE } ss: MORTGAGE OF REAL ESTATE  
(ESCALATOR CLAUSE)

TO ALL WHOM THESE PRESENTS MAY CONCERN:

CRAIG DENNIS SPICER

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

WHEREAS, the Mortgagor is well and truly indebted unto TRAVELERS REST FEDERAL SAVINGS AND LOAN ASSOCIATION OF Travelers Rest, 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 Seventeen Thousand and no/100

DOLLARS (\$ 17,000.00 ), with interest thereon from date at the rate of Nine (9) per centum per annum, 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.

May 1, 1997

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

All that piece, parcel or lot of land containing one (1) acre, more or less, on the Jordan Road, Greenville County, South Carolina, and being shown as Tract A on a plat of the property of Frances P. Spicer, prepared by W. L. Williams, Jr., Surveyor, and recorded in the Office of the R.M.C. for Greenville County in Plat Book 5 T at Page 75. Reference is hereby made to said plat for a more complete description.

This is the same property conveyed to the mortgagor herein by deed of Frances Pittman Spicer, recorded on September 27, 1976, in Deed Book 1043 at Page 539.

ALSO All that piece, parcel or lot of land, situate, lying and being in the Jordan Community, State and County aforesaid, and being on the Jordan Road, and having according to the above mentioned plat the following metes and bounds:

BEGINNING at a point in Jordan Road, the northwest corner of one acre Tract A referred to above, and running thence with the line of Tract A S. 86-00 E. 208.8 feet to an iron pin; thence N. 4 E. 17.9 feet to an iron pin; thence N. 86-00 W. 219.5 feet to a point in Jordan Road; thence S. 26-49 E. 20.9 feet to the point of beginning.

This is the same property conveyed to the mortgagor herein by deed of Frances G. Spicer, recorded on November 26, 1976, in Deed Book 1046, at Page 861.

DOCUMENTS  
RECORDED  
MAY 1 1997  
GREENVILLE S.C.

4328 RV-21

0416