Mortgagee's address: P. O. Box 101

P. O. Box 10148 Greenville, S.C. 29603 SORNIE S.TANKERSLEY R.M.C.

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA COUNTY OF CREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: MAXWELL ALSTON AND ELIZABETH Y. ALSTON

(hereinaster 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 Fourteen Thousand Eight Hundred Fifty and No/100------

DOLLARS (\$ 14,850.00

), with interest thereon as provided in said promissory note, said prin-

cipal 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,

June 1, 1992

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.

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All that piece, parcel or lot of land situate, lying and being on the Southeastern side of Rice Street (formerly known as Henrietta Avenue) in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 2 as shown on a plat of property of Greenville Home Builders and also being shown on plat of property of Thomas C. Shelnutt, made by Dalton & Neves, Engineers, dated June, 1963, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book DDD at page 85 and having, according to said last mentioned plat, the following metes and bounds:

BEGINNING at an iron pin on the Southeastern side of Rice Street at the corner of Lot No. 3 and running thence along the line of Lot No. 3 S. 59-20 E. 118.3 feet to an iron pin on the Northwestern side of Amherst Avenue; thence along Amherst Avenue N. 62-20 E. 54 feet to an iron pin; thence along the line of Lot No. 1 N. 49-32 W. 159.9 feet to an iron pin on the Southeastern side of Rice Street; thence along Rice Street S. 22-05 W. 74 feet to the beginning corner.

This is the identical property conveyed to the Mortgagors herein by deed of George W. Williams and Etta W. Williams, dated June 20, 1977, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1058 at page 956, on June __, 1977.

DOCUMENIARY TAX = 0 5. 9 6 12 PB.11218

MORTGAGE

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