

FILED GREENVILLE CO. S.C. 9 26 1997 DONNE S. TANKERSLEY R.M.C.

BOOK 1406 PAGE 338

United Federal Savings and Loan Association

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } ss:

MORTGAGE
Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

BRUCE E. BALLEW AND BARBARA A. BALLEW

(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 -----NINETEEN THOUSAND & 00/100-----

DOLLARS (\$ 19,000.00), with interest thereon from date at the rate of Eight & one-half (8½%) 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.

August 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, Town of Simpsonville, Austin Township, being shown as Lot No. 26, on plat of Section I of WESTWOOD Subdivision, prepared by Piedmont Engineers & Architects, dated March 26, 1970, and recorded in the R.M.C. Office for Greenville County, in Plat Book 4-F, at page 21.

A more particular description of said above numbered lot may be had by reference to said plat.

Being the same property conveyed to Bruce E. and Barbara A. Ballew by deed of L. Alfred Vaughn, dated August 2, 1977, to be recorded herewith in the R.M.C. Office for Greenville County.

RECORDED IN PLAT BOOK 4-F PAGE 21

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