

P.O. Box 10148, Greenville, S. C. 29602

FILED  
GREENVILLE, CO. S. C.

BOOK 1411 PAGE 328

SEP 28 1 08 PM '77

DONNIE S. TANKERSLEY  
R.M.C.

First Mortgage on Real Estate

### MORTGAGE

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

MARTHA GRACE SANDERS

(hereinafter 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 EIGHT THOUSAND FOUR HUNDRED AND NO/100THS-----

DOLLARS (\$ 8,400.00 ), with interest thereon as provided in said promissory note, 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,

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 piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being on the western side of Courtland Drive in the City of Greenville, County of Greenville, State of South Carolina being shown as the eastern portion of Lot No. 14 on a plat of HIGHVIEW ACRES prepared by Dalton & Neves, Engineers, dated February, 1945, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book O, at Page 123, and having according to a more recent plat made by J. C. Hill dated January 18, 1955, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern corner of the intersection of Long Forest Drive with Courtland Drive; thence with the western side of Courtland Drive, S 5-30 W, 123.3 feet to an iron pin; thence with the line of Lot No. 15, N 84-30 W, 271.1 feet to an iron pin; thence a new line through Lot No. 14, N 29-30 E, 205.7 feet to an iron pin on the south side of Long Forest Drive; thence with the southern side of Long Forest Drive S 65-23 E, 202.1 feet to an iron pin, the beginning corner.

This is the same property conveyed to the Mortgagor herein by deed of Leland E. Finley dated December 9, 1975 and recorded in the R.M.C. Office for Greenville County in Deed Book 1028 at Page 581 on December 11, 1975.

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