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GREENVILLE CO. S

Mortgagee's Address:

P. O. Box 10148
Greenville, SC 29603

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: BUTLER B. MULLINS and GRIER

G. MULLINS

(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 TWENTY-EIGHT THOUSAND AND NO/100-----

DOLLARS (\$ 28,000.00), 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 southeastern side of West Prentiss Avenue and on the easterly side of Mission Street in the City of Greenville, County of Greenville, State of South Carolina, being shown as LOT NO. 1, LOT NO. 24 and PART OF LOT NO. 23 on a plat of the property of W. Guy Moss and Christine M. Moss dated January 16, 1969, prepared by Carolina Engineering and Surveying Company, recorded in Plat Book 4-A at page 9 in the REC Office for Greenville County and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin at the southeasterly corner of West Prentiss Avenue and Mission Street and running thence with West Prentiss Avenue N 45-25 E 63.5 feet to an iron pin at the joint front corner of Lot 1 and Lot 2; thence with Lot 2 S 44-30 E 180 feet to an iron pin at the joint rear corner of Lots 1, 2 and 23; thence with the new line through Lot 23 S 19-04 E 74.7 feet to an iron pin on the northerly side of Arthur Avenue; thence with said avenue S 71-0 W 35 feet to an iron pin; thence still with said avenue S 61-40 W 100 feet to an iron pin; thence still with said avenue S 64-0 W 43 feet to an iron pin; thence with the curvature of the intersection of Arthur Avenue and Mission Street, the chord being N 69-40 W 12 feet to an iron pin on the easterly side of Mission Street; thence with said street N 7-02 E 109.1 feet to an iron pin; thence still with said street N 17-55 W 125.5 feet to the point of beginning.

This is the same property conveyed to the mortgagors by deed of Francis Ream Alward, Jr. and Lee M. Alward to be recorded herewith.

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MORTGAGE

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