

17 10 1998

W. J. RIDDLE

Saluda Valley Federal Savings & Loan Association
Williamston, South Carolina

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE } ss: MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Richard C. Wilkinson and Helen L. Wilkinson

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

WHEREAS, the Mortgagor is well and truly indebted unto SALUDA VALLEY FEDERAL SAVINGS AND LOAN ASSOCIATION OF Williamston, 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-seven Thousand Five Hundred and no/100ths--

DOLLARS (\$27,500.00----), with interest thereon from date at the rate of nine 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.

January 1, 1998

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, containing 32 acres, more or less, lying and being on the southwestern side of the Augusta Road near Ware Place; being known as Tract No. 2 of the King S. Chandler Estate on a plat made by W. J. Riddle, dated April 4, 1934, recorded in the R.M.C. Office for Greenville County, S. C., in Plat Book H at Page 242 and having according to a more recent plat thereof made by Jones Engineering Service, dated August 17, 1976, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of the right of way of the Augusta Road at the corner of Tract No. 3 now or formerly owned by J. W. Chandler and running thence with the line of said tract S. 54-39 W. 1723 feet to an iron pin in the line of property now or formerly owned by I. P. Jordan; thence, with the line of said property, N. 87-43 W. 735.2 feet to an old stone; thence, continuing along the line of said property, N. 10-08 E. 1009.1 feet to an iron pin at the corner of property now or formerly owned by Ware Place Apparel; thence, with the line of said property, S. 76-08 E. 674.9 feet to an iron pin at the corner of Tract No. 1; thence, with the line of said tract, S. 76-18 E. 438.3 feet crossing a branch to an iron pin; thence, continuing with the line of tract No. 1, N. 27-25 E. 712 feet to an iron pin; thence, continuing with the line of said tract S. 89-16 E. 200.8 feet to an iron pin on the right of way of Augusta Road; thence, with the southwestern side of the right of way of Augusta Road, S. 41-39 E. 517 feet to an iron pin, the point of beginning.

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DERIVATION: See deed of Robert Lewis McGill, Barbara C. McGill Maltby and Robert L. McGill, Jr., to the Mortgagors herein as recorded on August 31, 1976 in Deed Book 1042 at Page 131 in the R.M.C. Office for Greenville County, South Carolina.

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