

ADDRESS: 99 Pinehurst Drive, Mauldin, South Carolina 29662

United Federal Savings and Loan Association

Fountain Inn, South Carolina

BOOK 1421 PAGE 221

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE
Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

W. Jerrald Dempsey and Carol B. Dempsey

(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 Forty-three Thousand and No/100-----

DOLLARS (\$ 43,000.00), with interest thereon from date at the rate of eight and one-half 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,

on July 1, 2008.

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, on the Southeast side of Montero Lane, near the City of Greenville, being shown as Lot No. 27, on Plat of Section I of Terra Pines Estates made by Piedmont Engineering Services, December, 1958, revised through March, 1966, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book PPP, at Pages 18 and 19, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeast side of Montero Lane at the joint front corner of Lots 27 and 28; thence along the line of Lot 28, S. 49-44 E. 211.1 feet to an iron pin; thence N. 39-17 E. 200 feet to an iron pin; thence N. 49-47 W. 213.2 feet to an iron pin on the Southeast side of Montero Lane; thence along the Southeast side of Montero Lane, S. 38-42 W. 200 feet to the beginning corner.

This being the same property conveyed unto the Mortgagor herein by deed of Emily Lite, William M. McMillan, Nick A. Theodore, Thomas E. Macfie, and H. Harold Tarleton, Jr., recorded on the 9th day of July, 1976, in Deed Volume 1039, at Page 353, in the office of the R. M. C. for Greenville County, South Carolina.

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