

GREENVILLE, S. C.

APR 21 12 13 PM '78

1438-103

Carolina Federal Savings & Loan Association
500 East Washington Street
Greenville, South Carolina 29601

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: John M. Schmitt and
Nannette M. Schmitt,

(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 Twelve Thousand Three Hundred and 00/100 -----

DOLLARS (\$ 12,300.00), 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 in the County of Greenville, State of South Carolina on the southeastern side of Plantation Drive, and being known and designated as Lot No. 108 according to a plat of Holly Tree Plantation, Phase II, Section III, prepared by Piedmont Engineers and Architects dated August 17, 1977 and recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book 6H at Page 10, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Plantation Drive at the joint front corner of Lots 108 and 109 and running thence with Lot 109, S. 60-08 E. 185 feet to an iron pin at the joint rear corner of Lots 108 and 109; thence S. 7-05 W. 40 feet to an iron pin at the joint rear corner of Lots 107 and 108; thence with Lot 107, N. 70-47 E. 168.23 feet to an iron pin on the northeastern side of Green View Court; thence with said Court, N. 51-47 W. 35 feet to an iron pin; thence still with said court, S. 82-25 W. 35 feet to an iron pin; thence still with said Court, N. 51-20 W. 15 feet to an iron pin; thence N. 6-21 W. 35.36 feet to an iron pin on the southeastern side of Plantation Drive; thence with said Drive, N. 38-38 E. 25 feet to an iron pin; thence still with said Drive, N. 31-41 E. 125 feet to the point of beginning.

The above described property is the same acquired by the Mortgagors by deed from Franklin Enterprises, Inc. recorded April 21, 1978 in the R.M.C. Office for Greenville, County, S. C.

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MORTGAGE

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