

GREENVILLE CO. S.C.  
21 405

First Mortgage on Real Estate

**MORTGAGE**

Bay 10148  
STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Thomas B. Banks and

Sandra W. Banks (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 Sixty One Thousand and No/100-----

DOLLARS (\$ 61,000.00 ), 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

in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 28, Meyers Park, Section 2, shown on a Plat thereof, prepared by C. O. Riddle, Surveyor, dated September 27, 1976 and recorded in the RMC Office for Greenville County, S. C. in Plat Book 5P at page 54 and having the following metes and bounds to wit:

Beginning at an iron pin on the northern side of Forest Lane at the joint front corner of Lots 28 and 29 and running thence N 25-19 E, 174.24 feet to an iron pin; thence running S 70-31 E, 111.44 feet to an iron pin; thence running S 21-12 W, 181.85 feet to an iron pin on Forest Lane; thence along Forest Lane N 66-44 W, 124 feet to the point of beginning.

This conveyance is made subject to all easements, restrictions, and rights of way, if any, appearing of record, affecting this property.

This is part of the same property conveyed to the grantor by deed of Hazel Lee Jenkinson et.al., recorded in the RMC Office for Greenville County on October 1, 1976 in Deed Book 1044, page 321.

3.0001

TAX 24

0.91

4328 RV-2