

1984-1-31

STATE OF SOUTH CAROLINA, }

Documentary Stamps are figured on
the amount financed \$ 70,000.00

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

WHEREAS, Ralph Bailey, Jr.

hereinafter called the mortgagor(s), is (are) well and truly indebted to

AMERICAN FEDERAL SAVINGS AND LOAN ASSOCIATION

hereinafter called the mortgagee(s), in the full and just sum of
Seventy Thousand and No/100 (\$70,000.00)

Dollars, in and by a certain promissory note in writing of even date herewith, due
and payable as follows:

with interest from _____ date _____ at the rate of Thirteen (13%)
per centum per annum until paid; interest to be computed and paid January 28, 1984
and if unpaid when due to
bear interest at the same rate as principal until paid, and the mortgagor(s) has (have)
further promised and agreed to pay a reasonable amount due for attorney's fee if said
note be collected by attorney or through legal proceedings of any kind, reference being
thereunto had will more fully appear.

NOW, KNOW ALL MEN, That the said mortgagor(s) in consideration of the said
debt and sum of money aforesaid, and for the better securing the payment thereof,
according to the terms of the said note, and also in consideration of the further sum
of Three Dollars, to the mortgagor(s) in hand well and truly paid at and before the
sealing and delivery of these presents, the receipt whereof is hereby acknowledged,
have granted, bargained, sold and released, and by these presents to grant, bargain,
sell and release unto the said mortgagee(s) the following described real property:

ALL that certain piece, parcel or lot of land situate, lying and being in the
City of Greenville, County of Greenville, State of South Carolina, on the
western side of Broadus Avenue, and being a portion of the property shown on
a plat entitled "Property of Carter & Hill & Bailey", made by R. K. Campbell
and H. C. Clarkson, April 11, 1963, recorded in the R.M.C. Office for Greenville
County in Plat Book DDD, at page 47, and having, according to said plat, the
following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Broadus Avenue, 41 feet northwest
from the joint front corner of Lots 3 and 4 of Block 1 of Boyce Addition, and
running thence with the western side of Broadus Avenue, N. 15-15 W., 41 feet to
an iron pin on the southern side of an 18 foot easement; thence with said 18
foot easement, S. 76-45 W., 113 feet to a pin, thence with said easement, S.
13-15 E. 40.97 feet to a pin; thence in a new line, N. 76-45 E., 114.43 feet to
the beginning corner; together with those certain easements as shown on said
plat along the northern and western side of the subject property which are
appurtenant thereto, and which were created by deed recorded in the R.M.C. Office
for Greenville County in Deed Book 722, at page 323.

This mortgage is junior and subordinate to that certain mortgage given to Julian W.
Dority, dated February 2, 1982, and recorded in Mortgage Book 1562 at page 624.
Mortgagee's Address: P. O. Box 1268, Greenville, S. C. 29602-1268

This is the same property conveyed to mortgagor herein by deed from Julian W.
Dority, dated February 2, 1982, and recorded in the R.M.C. Office for Greenville
County in Deed Book 1161, at page 863.

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