

Carolina Federal Savings & Loan
P. O. Box 10148
Greenville, S.C. 29603

BOOK 51 PAGE 374

FILED
SEP 16 1 01 PM '77
DONNIE S. TANKERSLEY
R.M.C. GREENVILLE, S.C.

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First Mortgage on Real Estate

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Brown Enterprises of Greenville, S.C., Inc.

(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 Nineteen Thousand Four Hundred and No/100

DOLLARS (\$ 19,400.00), 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,

February 25, 1978
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, and being known and designated as Lot No. 217, Sunny Slopes Subdivision, Section IV, according to a plat prepared of said Subdivision by C. O. Riddle, Surveyor, August 19, 1976, and which said plat is recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 5-P, at Page 52, and according to said plat having the following courses and distances, to-wit:

BEGINNING at a point on the edge of Bridwell Road, joint corner of Lots 217 and 218 and running thence with the common line of Lot 218, S. 45-40 E. 320.8 feet to a point in the common joint rear corner of Lots 217, 218, 221 and 222; thence running with the common line of Lot 221, S. 41-04 W. 120.5 feet to a point in the line with Grandview Cemetery; thence running with the common line with Grandview Cemetery, N. 45-39 W. 354 feet to a point on the edge of Bridwell Road; thence running with said Road, N. 57-15 E. 117.7 feet to a point on edge of said Road, the point of Beginning.

The within property is a portion of the property conveyed to the mortgagor herein by that certain deed of T. Walter Brashier, dated February 24, 1976 and recorded in the

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