

FILED
GREENVILLE CO. S. C.

BOOK 1257 PAGE 125

APR 21 1972

ELIZABETH INGLE
R.M.C.

MORTGAGE

First Mortgage on Real Estate

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: GRADY L. STRATTON AND
SARA A. STRATTON,

(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 NINE THOUSAND, SEVEN HUNDRED FIFTY AND NO/100-----
DOLLARS (\$ 9, 750.00), 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 on the East side of Old Grove Road, near the City of Greenville, in Gantt Township, Greenville County, South Carolina, being shown as Lot 3 on plat of Fresh Meadow Farms, made by M. H. Woodward, May 12, 1945, recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book "M" at page 127, and having, according to said plat and a survey made by J. C. Hill, May 13, 1947, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the East side of Old Grove Road at the joint front corner of Lots 3 and 4, said pin also being 261 feet south from the Southeast corner of the intersection of Old Grove Road and High Valley Boulevard, and running thence along the east side of Old Grove Road, South 00-07 West 87 feet to an iron pin at the joint front corner of Lots 2 and 3; thence with the line of Lot 2, South 89-43 East 250 feet to an iron pin; thence with the line of Lot 9, North 00-07 East 87 feet to an iron pin; thence with the line of Lot 4, North 89-43 West 250 feet to an iron pin on the East side of Old Grove Road, the beginning corner.