

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

FILED
GREENVILLE CO. S. C.

54 PAGE 234

JAN 5 1978 12:28 PM '78

HAYNSWORTH, PERRY, BRYANT,
MARION & JOHNSTONE, ATTYS.
PAID SATISFIED AND CANCELLED
1978

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

JAN 5 1978 20:13

TO ALL WHOM THESE PRESENTS MAY CONCERN: Donald A. Smith and Gloria M. Smith

(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 Twenty-five Thousand and No/100

DOLLARS (\$ 25,000.00), 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, January 1, 2002

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. 288, Sector VI, of Botany Woods, as shown on a plat thereof prepared by Piedmont Engineering Service and recorded in the RMC Office for Greenville County in Plat Book "YY" at Page 131, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the southern side of Botany Road at the joint front corner of Lots Nos. 288 and 289; thence running S. 40-25 E. 202 feet to an iron pin; thence running S. 52-12 W. 200.2 feet to an iron pin on the eastern side of Imperial Drive; thence running N. 19-57 W. 192.5 feet to an iron pin; thence with the arch of the corner N. 19-07 E. 40.3 feet to an iron pin; thence running with the southern side of Botany Road N. 52-12 E. 98.3 feet to the point of Beginning.

The within property is the same property conveyed to the mortgagors herein by that certain deed of Mildred O. McCorkle of even date herewith and which said deed is being filed simultaneously with this instrument in the RMC Office for Greenville County, South Carolina.

0234

4328 RV-2