

First Mortgage on Real Estate

MORTGAGE
OLLIE F. FANSWORTH
R. M. C.

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

TO ALL WHOM THESE PRESENTS MAY CONCERN: **KEITH LARRY SEXTON and**

PATRICIA L. SEXTON (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 **Ten Thousand One Hundred Fifty and No/100ths-----**

DOLLARS (\$ 10,150.00), with interest thereon from date at the rate of **Six** per centum per annum, 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,

July 1, 1990

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, being known and designated as Lot No. 13 on plat entitled "Final Plat Ogden Acres", prepared by Carolina Engineering & Surveying Co., dated September 25, 1964 and recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book BBB, at page 27, and having according to said plat the following metes and bounds:**

BEGINNING at an iron pin on the Southeastern side of Ogden Drive at the joint front corner of Lots Nos. 12 and 13 and running thence with the line of Lot No. 12 S. 33-40 E. 129.0 feet to an iron pin; thence S. 56-10 W. 120 feet to an iron pin at the joint rear corner of Lots Nos. 13 and 14; thence with the line of Lot No. 14 N. 33-40 W. 129.0 feet to an iron pin on the Southeastern side of Ogden Drive, thence with the Southeastern side of Ogden Drive N. 56-10 E. 120 feet to the point of beginning.

This is the identical property conveyed to the mortgagors by deed of Home Improvement & Supply Company to be recorded herewith in the R. M. C. Office for Greenville County, South Carolina.

*See State Modification Agreement see R. M. C. Book 1934 page 171
Final Plat (Ogden Acres) see R. M. C. Book 1146 page 29.*

SATISFIED AND CANCELLED OF RECORD
24 DAY OF March 1987

Dannie S. Tankersley
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 10 O'CLOCK A. M. NO. 39431

FOR SATISFACTION TO THIS MORTGAGE SEE

SATISFACTION BOOK 100 PAGE 1810