



State of South Carolina }

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

William J. Fogle, Jr., and Althea F. Fogle SEND GREETING:

WHEREAS, we the said William J. Fogle Jr., and Althea F. Fogle

in and by our certain promissory note, in writing, of even date with these presents are well and truly indebted to FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, in the full and just sum of Two Thousand, Five Hundred and No/100 - - - (\$ 2,500.00 )

Dollars, with interest at the rate of six (6%) per centum per annum, to be repaid in instalments of Twenty-five and No/100 - - - - - (\$ 25.00 ) Dollars upon the first

day of each and every calendar month hereafter in advance, until the full principal sum, with interest has been paid, said monthly payments shall be applied first to the payment of interest, computed monthly on the unpaid balance, and then to the payment of principal; said note further providing that if at any time any portion of the principal or interest due thereunder shall be past due and unpaid for a period of thirty (30) days, or failure to comply with any of the By-Laws of said Association, or any of the stipulations of this mortgage, the whole amount due under said note, shall, at the option of the holder thereof, become immediately due and payable, who may sue thereon and foreclose this mortgage; said note further providing for ten (10%) per centum attorney's fee beside all costs and expenses of collection, to be added to the amount due on said note, and to be collectible as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney, or by legal proceedings of any kind (all of which is secured under this mortgage); as in and by said note, reference being thereunto had, will more fully appear.

NOW KNOW ALL MEN, That us, the said William J. Fogle, Jr., and Althea F. Fogle

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, according to the terms of said note, and also in consideration of the further sum of Three Dollars to us,

the said William J. Fogle, Jr., and Althea F. Fogle in hand well and truly paid by the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, at and before the signing of these presents (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, the following described property, to-wit:

"All that certain piece, parcel or lot of land, with all improvements thereon, or to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, and in Saluda Township, being a part of Wildwood Park property as shown on plat thereof made by C. M. Hunter on August 17, 1946, and having the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the southeast side of the old Greenville-Hendersonville road, and running thence S- 34-35 W. 34.2 feet to an iron pin at the corner of property of Mary Gregory Dean; thence with the Dean property, S. 32-50 E. 31.8 feet to a chestnut oak; thence continuing with the Dean property, S. 19-30 W. 93 feet to a chestnut oak; thence S. 79 E. 233 feet to a point; thence N. 21-30 E. 149 feet to a point; thence N. 79 W. 255 feet to an iron pin on the old Greenville-Hendersonville highway, the beginning corner."

The above described lot is the same as conveyed to us by Emmett C. Simpson by deed of even date herewith, not yet recorded, this mortgage being given to re-finance a present mortgage upon said premises and to obtain a portion of the purchase price thereof. The grantor herein mentioned as Emmett C. Simpson should be Carolina Lake Colony, Inc.