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GREENVILLE S.C.

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FIRST FEDERAL SAVINGS
AND LOAN ASSOCIATION
OF GREENVILLE

State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF Greenville

To All Whom These Presents May Concern:

Local Home Builders, Inc., a corporation with its principal place of
business in Greenville, S. C.

SEND GREETINGS:

WHEREAS, I/we the aforesaid mortgagor(s) in and by my/our certain promissory note, in writing, of even date with
these presents am/are well and truly indebted to FIRST FEDERAL SAVINGS & LOAN ASSOCIATION OF GREEN-

VILLE, in the full and just sum of Eleven Thousand, Five Hundred and No/100 - - - - -

(\$11,500.00 - -) Dollars, with interest at the rate specified in said note, to be repaid in installments of

Seventy-Five and 90/100 - - - - - 75.90 - - - - -)

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 I/we, the said mortgagor(s) 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 me/us the said mortgagor(s) in hand well and truly paid by the said FIRST FEDERAL SAV-
INGS 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, bar-
gain, 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 Greenville
Township, being known and designated as Lot No. 6 of a subdivision of the
property of James H. Campbell and Talmer Cordell, as shown on plat there-
of made by Dalton & Neves, in March, 1951 and recorded in the R. M. C.
Office for Greenville County in Plat Book Z, at page 175, and having
the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the west side of Dargan Avenue at
the corner of Lot No. 5, which point is 435 feet south of the inter-
section of Florida Avenue Extension, and running thence along the line
of that lot, S. 75-47 W. 175 feet to an iron pin at the rear corner of
said lot; thence S. 14-13 E. 80 feet to an iron pin at the rear corner
of Lot No. 7; thence along the line of Lot No. 7, N. 75-47 E. 175 feet to
an iron pin at the corner of said lot on the west side of Dargan Avenue;
thence along the west side of Dargan Avenue, N. 14-13 W. 80 feet to the
beginning corner, including the plumbing, electrical and heating fixtures
now located on said premises, or to be installed thereon, which are here-
by expressly agreed to be a part of the realty. Being the same conveyed
to mortgagor corporation by G. W. Pridmore by his deed dated February 2,
1954, and recorded in the R. M. C. Office for Greenville County in Vol.
494, at page 83.