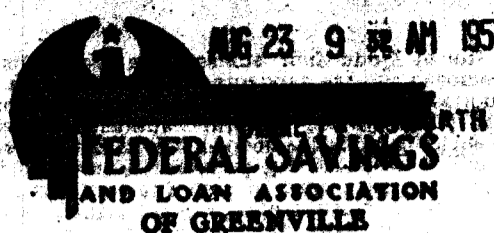


BOOK 722 PAGE 384

FILED GREENVILLE CO. S. C.

AUG 23 9 AM 1957



State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

We, Eddie W. Gregory and Minnie L. Gregory, of Greenville County,

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 GREENVILLE, in the full and just sum of Three Thousand, Five Hundred and No/100 - - - - -

(\$ 3,500.00) Dollars, or for future advances which may be made hereunder, from time to time, up to and including the maximum amount named herein, such advances to be repaid so as to be completed within the terms of the original contract, and so long as the monthly payments set out in the note are paid according to contract, this loan shall not be deemed delinquent by reason of said advances, with interest at the rate specified in said note,

(the terms of which are incorporated herein by reference) to be repaid in installments of Thirty-Five and No/100 - - - - - (\$ 35.00) 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. The last payment on this mortgage, if not sooner paid, will be due and payable 11-7/12 years after date. The note further provides 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, become immediately due and payable, and the holder 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 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 Gantt Township, School District 6-A, about six miles from the Greenville County Court House and being a short distance south of the White Horse Road, being composed of two tracts of land, and containing 19.1 acres, more or less, and having the following metes and bounds, to-wit:

"BEGINNING at a point in the center of the Fairfield Road at the corner of a Negro cemetery a short distance south of the White Horse Road, and running thence along the line of said Negro cemetery, S. 3-30 W. 330 feet to an iron pin at the corner of said cemetery; thence continuing along the line of said cemetery, and on, S. 86-30 E. 466 feet to an iron pin at the corner of property now or formerly belonging to Walter Scott; thence along the line of that property, S. 2-50 W. 953.5 feet to an iron pin at the corner of property now or formerly belonging to Ed. Brown; thence along the line of the Brown property, N. 87-20 W. 476.5 feet to an iron pin at the corner of the property of W. A. Stepp; thence along the line of the Stepp property, N. 87-50 W. 633.5 feet to a point in the center of the Fairfield Road; thence along the center of said road, N. 26-17 E. 592 feet to a bend; thence N. 31-40 E. 100 feet to a bend; thence N. 43-15 E. 241.5 feet to a bend; thence N. 23-36 E. 515 feet to the beginning corner; LESS, HOWEVER, All that tract of land known as Fairfield Acres as shown on plat thereof prepared by C. O. Riddle, L. S., June 2, 1953, and recorded in the R. M. C. Office for Greenville County in Plat Book FF, at Page 109, and also that tract of land known as Section 2, Fairfield Acres as shown on plat thereof prepared by C. O. Riddle, January, 1956, and recorded in Plat Book FF, at Page 459."

The above described property is the same conveyed to Eddie W. Gregory by Mrs. Barbara E. Spruill and R. P. Eskew by their deeds dated December 3, 1945, recorded in the R. M. C. Office for Greenville County in Deed Vol. 283, page 424, and Vol. 283, page 426, respectively, the said Eddie W. Gregory having conveyed an undivided one-half interest in said property to Minnie B. Gregory (same as Minnie L. Gregory) by deed dated November 19, 1956, and recorded in Deed Vol. 565, at Page 457.

*Aug 58*  
*Allie Fansworth*  
*2160 B. 4459*