

FILED GREENVILLE CO. S. C.

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Travelers Rest Federal Savings & Loan Association

Travelers Rest, South Carolina

STATE OF SOUTH CAROLINA } COUNTY OF GREENVILLE } SS:

MORTGAGE Of Real Estate

TO ALL WHOM THESE PRESENTS MAY CONCERN:

James D. and Ruth Hall Sims

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto TRAVELERS REST FEDERAL SAVINGS AND LOAN ASSOCIATION OF Travelers Rest, 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 Five Hundred and no/100

DOLLARS (\$ 10,500.00), with interest thereon from date at the rate of six & one-half 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.

October 1978

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 hereby 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 State of South Carolina, County of Greenville, in Paris Mountain Township

Beginning at an iron pin in North Parker Road (formerly New Poor House Road), at the corner of property of Herman D. and Jeanett D. Boldt, and running thence S 80-E, 491.7 feet to an iron pin; thence S 60 E, 165 feet to an iron pin in branch; thence with the branch N 28-1/2 E, 165 feet to an iron pin; thence along line of property of Della Gilbert N 59 W, 379.5 feet; thence along property of P. L. Bruce S 62 W, 91.69 feet, more or less, to an iron pin; thence continuing along line of property of P. L. Bruce, S 86-30 W, 307.55 feet to an iron pin in North Parker Road; thence along said road S 3-30 W, 50 feet to an iron pin; thence still with the road S 4 W, 85.14 feet to the point of beginning. This is the same property conveyed to the mortgagors in three separate deeds; one from Mrs. Virgie Hudson, dated July 6, 1953, recorded in deed book 501 at page 45; the second from Virgie Hudson, dated March 2, 1946, recorded in book 294 at page 28; and the third from Eva L. Hudson dated March 2, 1946, recorded in book 294 at page 29.

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

SUBORDINATION OF MORTGAGES

FOR VALUE RECEIVED, Blue Ridge Production Credit Association, the owner and holder of a mortgage in the sum of \$3,075.00 recorded in mortgage book 826 at page 263, and the owner and holder of a mortgage to Greenville Production Credit Association in the sum of \$2,500.00 recorded in mortgage book 757 at page 453, assigned to Blue Ridge Production Credit Association in mortgage book 777 at page 247, does hereby subordinate both mortgages to the within described mortgage thereby making them junior in lien to this mortgage of Travelers Rest Federal Savings & Loan Association.

WITNESS the hand and seal of Blue Ridge Production Credit Association, by its duly authorized officer, this the 7 day of October, 1960.

Handwritten signatures: J B Hamel, W R Taylor

BLUE RIDGE PRODUCTION CREDIT ASSOCIATION

By W.R. Taylor, Secy. Treas.

PAID IN FULL... DAY OF... ENGINEER... SAVINGS... BY... RECORDED...

Handwritten notes and signatures at the bottom right of the page.