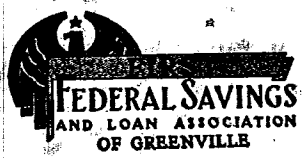


FILED GREENVILLE COUNTY S.C. 914 PAGE 347

JAN 15 - 2 31 PM 1963

OLLIE F. FARNSWORTH R.M.C.



State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

I, Benjamin F. Clyde,

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 Three Thousand and No/100 - - - - - (\$ 3,000.00) Dollars (or for future advances which may be made hereunder at the option of said Association, which advances shall not exceed the maximum amount stated herein and shall be evidenced by a subsequent promissory note or notes se-

cured hereby), said note to be repaid with interest at the rate specified therein in installments of Thirty-Four and 07/100 - - - - - (\$ 34.07) Dollars upon the first day of

each and every calendar month hereafter in advance, until the full principal sum, with interest, has been paid, such monthly payments to be applied first to the payment of interest, computed monthly on the unpaid principal balances, and then to the payment of principal. The last payment on said note, if not paid earlier and if not subsequently extended, will be due and payable 10 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, in Austin Township, containing one acre, more or less, according to a subdivision plat made by W. J. Riddle, Surveyor, in April 1947 and being shown on that plat as Lot Number 3 and being a portion of the land in which W. E. Clyde conveyed his interest unto John W. Clyde by deed dated June 30th, 1944, recorded in Book 265, page 426, and having the following metes and bounds, to-wit:

"BEGINNING in the center of a county road 209 feet southwest from the eastern boundary of J. W. Clyde's land and runs thence N. 44-45 W. 209 feet to corner on Lot Number 5; thence S. 50-30 W. 209 feet to corner; thence S. 44-45 E. 209 feet to corner in center of road; thence along said road, N. 50-30 E. 209 feet to the beginning corner; being the same conveyed to me as Benjamin F. Clyde by J. W. Clyde by deed dated April 14, 1947 and recorded in the R. M. C. Office for Greenville County in Vol. 301, at page 240.

"ALSO. All that certain piece, parcel or tract of land in the State of South Carolina, County of Greenville, in the Town of Mauldin, containing ninety-three hundredths (0.93) acre, bounded on the northwest by land of James Tate; on the southwest by lands conveyed to Fannie McCoy Clyde and Dorothy Mae Clyde; on the southeast by Lot No. 3; on the northeast by Lot No. 4-A; known and identified as Lot No. Three-A (3-A) on plat of W. J. Riddle, Surveyor, dated April, 1947, and according to said plat being more fully described as follows:

"BEGINNING at a point, common corner of the lot herein conveyed and Lot 4-A; running thence with land of James Tate, South 52-38 West 209.5 feet; thence with land of Fannie McCoy Clyde and Dorothy Mae Clyde, South 44-45 East 197.9 feet; thence with line of Lot 3, North 50-21 East 209 feet; thence with line of Lot 4-A, North 44-45 West 189.6 feet to the beginning corner; being the same property conveyed to me as Ben Clyde by J. W. Clyde by deed dated October 4, 1955 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 537, at page 515."

PAID, SATISFIED AND CANCELLED
First Federal Savings and Loan Association
of Greenville, S. C.

Margaret R. Hutchinson
Secretary

Witness *Betty House* 19 63

SATISFIED AND CANCELLED OF RECORD
5 DAY OF Aug. 1963
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 307 OFFICE R. M. NO. 3954