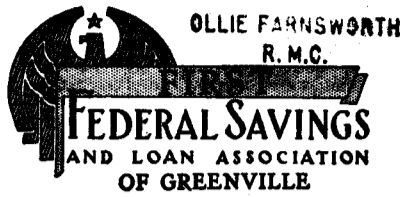


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BOOK 978 PAGE 544



State of South Carolina

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

We, Clifford F. Anderson and Frances M. Anderson, of Greenville County,

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

WHEREAS, the Mortgagor is well and truly indebted unto FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, SOUTH CAROLINA (hereinafter referred to as Mortgagee) in the full and just sum of

Seventeen Thousand, Five Hundred and No/100----- (\$ 17,500.00 )

Dollars, as evidenced by Mortgagor's promissory note of even date herewith, said note to be repaid with interest at the rate therein specified in installments of One Hundred Twenty and 39/100----- (\$ 120.39 ) Dollars each on the first day of each month hereafter, in advance, until the principal sum with interest has been paid in full, such payments to be applied first to the payment of interest, computed monthly on unpaid principal balances, and then to the payment of principal with the last payment, if not sooner paid, to be due and payable 20 years after date; and

WHEREAS, said 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 days, or if there shall be any failure to comply with and abide by any By-Laws or the Charter of the Mortgagee, or any stipulations set out in this mortgage, the whole amount due thereunder shall, at the option of the holder thereof become immediately due and payable, and said holder shall have the right to institute any proceedings upon said note and any collaterals given to secure same, for the purpose of collecting said principal due, and interest, with costs and expenses for such proceedings; and

WHEREAS, the Mortgagor may hereafter become indebted to the Mortgagee for such further sums as may be advanced to the Mortgagor's account for the payment of taxes, insurance premiums, repairs, or for any other purpose;

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of said debt and to secure the payment thereof and any further sums which may be advanced by the Mortgagee to the Mortgagor's account, and also in consideration of the sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns, the following described real estate:

All that certain piece, parcel, or lot of land, with all improvements thereon, or hereafter to be constructed, thereon, situate, lying and being in the State of South Carolina, County of Greenville, within the corporate limits of the City of Greenville, being known and designated as Lot No. 39 of a subdivision known as Stone Lake Heights, Section III, as shown on a plat thereof prepared by Piedmont Engineering Service, October 1, 1958, revised May 26, 1961, and recorded in the R. M. C. Office for Greenville County in Plat Book QQ, at Page 96, and having, according to said plat, the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the southern edge of Stone Lake Drive, joint front corner of Lots Nos. 39 and 40, and running thence along the southern edge of Stone Lake Drive, N. 74-11 E. 188.0 feet to an iron pin; thence following the curvature of Stone Lake Drive as it converges with Stone Lake Court, the chord being S. 54-42 E. 32.0 feet to an iron pin on the western edge of Stone Lake Court; thence along the western edge of Stone Lake Court, S. 2-25 E. 100.0 feet to an iron pin; thence following the curvature of a turnaround at the end of Stone Lake Court, the chord of which is S. 21-24 W. 44.4 feet to an iron pin at the joint front corner of Lots Nos. 38 and 39; thence along the joint line of said lots (this line being the center of a 10-foot drainage easement), S. 68-14 W. 130.0 feet to an iron pin at the joint corner of Lots Nos. 38, 39 and 40; thence along the joint line of Lots Nos. 39 and 40 (this line being the center of a 10-foot sanitary sewer easement), N. 25-07 W. 172.6 feet to the beginning corner; being the same conveyed to Frances M. Anderson by A. M. Stone, et al. by deed dated February 10, 1964 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 745 at Page 195, the said Frances M. Anderson having conveyed an one-half undivided interest to Clifford F. Anderson by deed of even date to be recorded herewith."

SATISFIED AND CANCELLED OF RECORD  
6th DAY OF Jan 19 77  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 11:43 O'CLOCK A. M. NO. 18051

FOR SATISFACTION TO THIS MORTGAGE SEE  
SATISFACTION BOOK 43 PAGE 353