

MAR 16 9 35 AM 1958

BOOK 988 PAGE 627



State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

We, Samuel Jonnie Brockmond and Cleo Summers Brockmond, 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

Six Thousand and No/100----- (\$ 6,000.00 ) 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 Seventy-Two and 78/100----- (\$ 72.78 ) 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 9 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, Greenville Township, being a portion of Lot No. 43, portion of Lot No. 44, and a portion of Lot No. 45, of Section F, of a subdivision known as Washington Heights as shown on a plat thereof recorded in the R. M. C. Office for Greenville County in Plat Book M, at page 107, and having the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the northern side of Washington Loop in the front line of Lot No. 43, Section F, which pin is 10 feet easterly from the joint front corner of Lots Nos. 43 and 44, Section F, said pin also being the southwest corner of a lot heretofore conveyed by J. H. Mauldin to Johnny Ferguson, and running thence along the western boundary of the Ferguson lot, crossing the joint line of Lots 43 and 44, Section F, N. 7-50 E. 136.5 feet to an iron pin in the rear line of Lot No. 44, Section F, which pin is 8.7 feet westerly from the joint rear corner of Lots 43 and 44; thence N. 67 W. 71.3 feet to an iron pin at the rear corner of a lot heretofore conveyed by J. H. Mauldin to Fred Douglass Garrett; thence along Garrett's line, which runs through Lot No. 45, Section F, S. 8-23 W. 108.8 feet to an iron pin; thence continuing along Garrett's line, S. 5-13 E. 71.7 feet to an iron pin in the front line of Lot No. 44, Section F, on the northern side of Washington Loop; thence along the northern side of Washington Loop, N. 20-31 E. 50 feet, more or less, to an iron pin at the joint front corner of Lots 43 and 44, Section F; thence continuing along the northern side of Washington Loop, S. 69-45 E. 10 feet to the beginning corner; being the same conveyed to us by Alma Jones by deed dated June 16, 1958, and recorded in the R. M. C. Office for Greenville County in Deed Vol. 600, at Page 217.

SATISFIED AND CANCELLED OF RECORD

22 DAY OF Dec 1972

Elizabeth Riddle

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 10:52 O'CLOCK A.M. NO. 18235

FOR SATISFACTION TO THIS MORTGAGE, SEE SATISFACTION BOOK 12 PAGE 470