

APR 5 12 33 PM 1986

BOOK 1027 PAGE 210



**State of South Carolina**

**MORTGAGE OF REAL ESTATE**

COUNTY OF GREENVILLE

**To All Whom These Presents May Concern:**

We, Edgar Pittman and Augusta N. Pittman, 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

Five Thousand, Five Hundred Fifty and No/100-----(\$5,550.00 )  
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 Sixty-Three and 74/100-----(\$ 63.74 )  
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 10 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, in Paris Mountain Township, about four miles north of the City of Greenville, at the northeast corner of the intersection of Callahan Avenue and Senator Pettus Avenue, being known and designated as Lot 62 of the Sans Souci Heights Subdivision as shown on plat recorded in the R. M. C. Office for Greenville County in Plat Book Z, at Page 53, and having, according to said plat, the following metes and bounds, to-wit:

**BEGINNING** at an iron pin on the eastern edge of a 3-foot sidewalk running along Callahan Avenue, said pin being the joint front corner of Lots Numbered 61 and 62, and running thence along the rear line of Lot 61, S. 79-32 E. 100 feet to an iron pin, the joint rear corner of Lots 61 and 62; thence along the western line of Lot 63, S. 11-54 W. 73.5 feet to an iron pin on the northern edge of a 3-foot sidewalk running along Senator Pettus Avenue, said pin being the joint corner of Lots 62 and 63; thence along the the northern edge of said sidewalk, N. 79-32 W. 100 feet to an iron pin on the eastern edge of said sidewalk running along Callahan Avenue; thence along the eastern edge of said sidewalk, N. 11-54 E. 73.5 feet to an iron pin, the beginning corner; being the same conveyed to us by Ben F. Perry by deed dated July 28, 1951, and recorded in the R. M. C. Office for Greenville County in Deed Vol. 439, at Page 163.