



State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

We, John V. Barker and Joan E. Barker, 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

Thirty-Five Thousand and No/100-----(\$35,000.00) 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 Two Hundred Thirty-Six and 33/100-----7\$ 236.33 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 25 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 Austin Township, being bounded now or formerly by lands of T. Q. Burdette, Charles Hahn, Rich Morton and others and having, according to a plat of the same prepared by J. A. Adams, Surveyor, dated August 21, 1908, and recorded in the R. M. C. Office for Greenville County in Plat Book A at Page 283, the following metes and bounds, to-wit:

"BEGINNING at a stone on a road (now known as Sequoia Drive) near residence on said land and running thence N. 83 E. 33.60 chains (2217.60 feet) to a stone 3x; thence N. 9-3/4 W. 17.24 chains (1137.84 feet) to a stone 3x; thence S. 83 W. 29.20 chains (1927.2 feet) to a stone 3x; thence along Sequoia Drive S. 4-1/2 W. 17.50 chains (1155 feet) to the beginning corner, containing 54 acres, more or less, and being the same conveyed to us by William Henry Hudson by deed dated February 6, 1964 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 741 at Page 515."

RECORDED AND CANCELLED OF RECORD  
1574 DAY OF Feb 1989  
Dorrie S. Jankowsky  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 2:34 O'CLOCK P. M. NO. 6832

FOR SATISFACTION TO THIS MORTGAGE SEE

SATISFACTION BOOK 112 PAGE 836