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GREENVILLE CO. S. C.

SEP 16 11 45 AM 1966

CLERK

BOOK 1103 PAGE 356



State of South Carolina

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

We, J. L. Simpson and Myrtle S. Simpson, 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

Ten Thousand and No/100----- (\$ 10,000.00)
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 and 68/100----- (\$ 70.68)
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, being known and designated as Lots 1 and 1 A of a subdivision known as Pinehaven Acres according to a plat thereof prepared by C. O. Riddle dated February 1957 and recorded in the R. M. C. Office for Greenville County in Plat Book KK at Page 39, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of a county road at the corner of Lot No. 1, and running thence with the northeastern side of the county road, N. 15-43 W. 100 feet to an iron pin; running thence still with the northeastern side of said county road, N. 20-40 W. 85 feet to an iron pin; running thence with the curve of the intersection of said county road and Eula Street, the chord of which is N. 23-22 E. 21.5 feet to an iron pin on the southeastern side of Eula Street; and running thence with the southeastern side of Eula Street, N. 67-24 E. 368.6 feet to an iron pin; and running thence S. 25-47 E. 199 feet to an iron pin; and running thence S. 67-24 W. 411 feet to the point of beginning; being the same conveyed to J. L. Simpson by Betty R. Heier Smith by deed dated September 9, 1966 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 806, at Page 131, the said J. L. Simpson having conveyed an undivided one-half interest in said property to Myrtle S. Simpson by deed of even date, to be recorded herewith.

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 20 PAGE 42

SATISFIED AND CANCELLED BY RECORD
R. M. C. OFFICE FOR GREENVILLE COUNTY, S. C.
AT 12:56 P.M. SEP 16 1966