

12:11 P.M.

Saluda Valley Federal Savings & Loan Association
Williamston, South Carolina

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE } ss: **MORTGAGE OF REAL ESTATE**

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, MAUDE H. DURHAM

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

WHEREAS, the Mortgagor is well and truly indebted unto SALUDA VALLEY FEDERAL SAVINGS AND LOAN ASSOCIATION OF Williamston, S. C., (hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by _____

reference, in the sum of Two Thousand One Hundred and No/100-----

DOLLARS (\$ 2,100.00), with interest thereon from date at the rate of seven (7%) per centum per annum, said principal and interest to be paid as therein stated, and

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

WHEREAS, the unpaid balance of said debt or debts, if not sooner paid, shall be due and payable.

November 1, 1973

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does hereby grant, bargain, sell and release unto the Mortgagee, its successors and assigns.

All that piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of **Greenville, in or near the Town of Piedmont, and being more particularly described as Lot No. 95, Section 3, as shown on a plat entitled "Property of Piedmont Mfg. Co., Greenville County", made by Dalton & Neves, February, 1950; Sections 3 and 4 of said plat are recorded in the R.M.C. Office for Greenville County in Plat Book Y, at pages 2-5, inclusive and pages 6-9, inclusive, respectively. According to said plat, the within described lot is also known as No. 17 Spring Street and fronts thereon 98 feet.**

This is the identical property conveyed to Julius W. Durham and Maude H. Durham by deed of J. P. Stevens & Co., Inc., recorded in Deed Book 414, at page 293. The said Julius W. Durham died intestate on March 4, 1963 as will appear by reference to Apt. 823, File 9 in the Office of the Probate Court for Greenville County. The said Julius W. Durham was survived by his widow, the mortgagor herein, and three children, namely, Nancy D. Spearman, Cary Durham and Brenda Spearman, who have executed deeds to the mortgagor which deeds are being recorded herewith.