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OLLIE FARNSWORTH
R. M. C.

BOOK 1134 PAGE 438



State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

I, Jane L. Shaw

(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

Fifty Thousand and No/100----- \$ 50,000.00)
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 Three Hundred Sixty Nine and 50/100 (\$ 369.50)

Dollar, 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 collateral given to secure same, for the purpose of collecting said principal due, and interest, with costs and expenses for such proceedings; and

WHEREAS, the Mortgagee may hereafter become indebted to the Mortgagor 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 sum 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, a bond well and truly paid by the Mortgagee at and before the sealing of these presents, the receipt whereof I, 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 shown and designated as Lot 285 on a plat of Botany Woods, Sector VI, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book YY, at Page 131, and having according to said plat the following metes and bounds, to-wit:

Beginning at a point on the west side of Chinquapin Lane, joint front corner of Lots 285 and 286, and running thence along the common line of said Lots S. 60-32 W. 211.4 feet to a point; thence N. 19-33 W. 42 feet to a point; thence N. 18-45 W. 141.4 feet to a point; thence N. 72-14 E. 191.6 feet to a point on the western side of Chinquapin Lane, joint front corner of Lots 284-A and 285; thence along said Chinquapin Lane S. 21-30 E. 100 feet to a point; thence still with the western side of Chinquapin Lane S. 29-15 E. 40 feet to the point of beginning.

THE MORTGAGOR'S PROMISSORY NOTE REFERRED TO ABOVE, CONTAINS, AMONG OTHER THINGS, A PROVISION FOR AN INCREASE IN THE INTEREST RATE