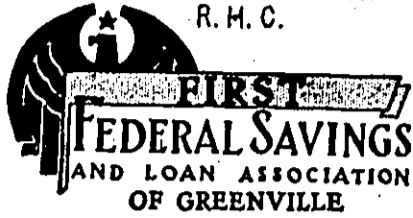


GREENVILLE, S. C.

Nov 13 11 01 AM '70

OLLIE FARNSWORTH
R. M. C.

BOOK 1172 PAGE 525



State of South Carolina

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

JOHN M. JOLLY

(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 Twelve thousand and No/100-----(\$ 12,000.00)

Dollars, as evidenced by Mortgagor's promissory note of even date herewith, which note contains a provision for escalation of interest rate (paragraphs 9 and 10 of this mortgage provides for an escalation of interest rate under certain conditions), said note to be repaid with interest as the rate or rates therein specified in installments of One Hundred and 38/100-----(\$ 100.38) 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 20 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 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, and in the City of Greenville, known and designated as Lot "D" as shown by plat recorded in Plat Book "C" at page 41; said lot of land having the following metes and bounds according to said plat, to-wit:

BEGINNING at an iron pin on the South side of Whitsett Street at a point One Hundred and Sixty-five feet and 10 inches West of Carolina Avenue, and running thence with Whitsett Street, S. 76-45 W. Fifty-five feet and 5 inches to an iron pin at the corner of Lot "E"; thence with the line of Lot "E", S. 15 E. One Hundred Twenty-six feet and 1 inch to an iron pin on a Ten foot alley; thence with said Alley, N. 76-45 E. Fifty-Five feet and 5 inches to an iron pin at the rear of Lot "C"; thence with the line of said lot, N. 15 W. One Hundred Twenty-six feet and 1 inch to the beginning corner.

PAID, SATISFIED AND CANCELLED
First Federal Savings and Loan Association
of Greenville, S. C.

Mary C. Kellett
asst. Sfty. Vice President

Jan. 18 1971

Witness Judgy Mullins

SATISFIED AND CANCELLED OF RECORD

20 DAY OF Jan. 1971

Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 11:01 O'CLOCK A M. NO. 16734