

FILED
GREENVILLE, CO. S. C.

SEP 0 2 51 PM '71

OLLIE FARNSWORTH

R. F. C.

Travelers Rest Federal Savings & Loan Association

Travelers Rest, South Carolina

BOOK 1203 PAGE 111

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

} ss:

MORTGAGE OF REAL ESTATE
(ESCALATOR CLAUSE)

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JOHN B. WINTER AND FAITH E. WINTER

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

WHEREAS, the Mortgagor is well and truly indebted unto TRAVELERS REST FEDERAL SAVINGS AND LOAN ASSOCIATION OF Travelers Rest, 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 **Five Thousand Two Hundred and No/100ths**

DOLLARS (\$ 5,200.00), with interest thereon from date at the rate of **eight (8%)** 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.

September 1, 1976

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 **Chick Springs Township**, having, according to plat of the property of **Mrs. Frank E. Eskew**, made by **Terry T. Dill** October 3, 1956, recorded in **Plat Book LL** at page 65, the following metes and bounds, to-wit:

BEGINNING at an iron pin near the center of the Greenville City Water Line and Turner Circle and running thence N. 4 E. 86.9 feet to an iron pin; thence continuing with said unnamed road, N. 22 W. 140 feet to an iron pin; thence continuing N. 40-20 W. 72 feet to an iron pin; thence S. 50 W. 140 feet to an iron pin in line of property formerly owned by **Nannie T. Dickens** and **Joe Neva Turner**; thence with the line of said property **DUE SOUTH** 170 feet to an iron pin near the center of the Greenville City Water Company right of way; thence with said right of way S. 87 E. 200 feet to the point of beginning and being the same property conveyed to us by deed recorded in Deed Book 694 at page 27.

This property is subject to a right of way to City Water Works recorded in Deed Book 732 at page 167.

ALSO:

ALL that lot of land in the State of South Carolina, County of Greenville, in **Chick Springs Township**, being shown on plat of **John B. and F. E. Winter** in plat book **FFF** at page 76, and having, according to said plat, the following metes and bounds, to-wit:

(continued on reverse side)