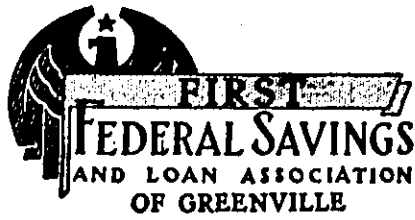


FILED
GREENVILLE CO. S. C.

OCT 21 5 02 PM '71

OLLIE FARNSWORTH
R. M. C.

BOOK 1211 PAGE 10



State of South Carolina

COUNTY OF Greenville

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

Grady Lynn Crow

(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

Twentyeight Thousand Two Hundred and no/100-----(\$28,200.00---)

Dollars, as evidenced by Mortgagor's promissory note of even date herewith, which note does not contain-----
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 Two Hundred Eight
and 67/100----- (\$ 208.67----) 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 29----- 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 collat-
erals 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, being shown as Lot 371 on plat
of Del Norte Estates, Section III, recorded in Plat Book 4N at pages 14-
15 in the RMC Office for Greenville County, and having the following
metes and bounds:

Beginning at an iron pin on the eastern side of Charcross Court at
the joint corner of Lot 370, and running thence with line of Lot 370,
N 46-50 E 125.6 feet to an iron pin; thence S 53-00 E 113.9 feet to an
iron pin; thence S27-20 W 115 feet to an iron pin at rear corner of Lot
372; thence with line of Lot 372, N 77-37 W 118.3 feet to an iron pin on
the eastern side of Charcross Court; thence with curve of said Court, the
chord of which is N 6-25 E 32 feet and N 32-17 W 33 feet to the beginning
corner.

Derivation: Same property conveyed to the mortgagors by Threatt-Maxwell
Enterprises, Inc., to be recorded herewith.