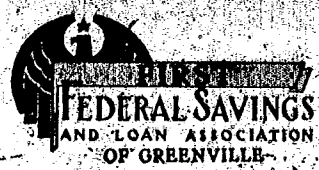


FILED  
GREENVILLE CO. S. C.  
Nov 14 10 48 AM '72



ELIZABETH RIDDLE  
State of South Carolina

COUNTY OF GREENVILLE } MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:  
W. GREGORY HORTON and BARBARA C. HORTON

(hereinafter referred to as Mortgagor) (SEND IN) GREENINGS.

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 THIRTY-SIX Thousand and no/100 ----- \$36,000.00

Dollars, as evidenced by Mortgagor's promissory note of even date herewith, which note does not have 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 by installments of Two Hundred Fifty-one and 72/100 ----- \$ 251.72 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 at not sooner paid, to be due and payable 30 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 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 proceedings; and

WHEREAS, the Mortgagor has 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 One Hundred Dollars (\$100) 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

ALL that certain piece, parcel, or lot of land in Butler Township, Greenville County, State of South Carolina, near and east of the City of Greenville, and being known and designated as Lot No. 6 of a subdivision known as TERRA PINES ESTATES, Sec. 4, a plat of which is of record in the R.M.C. Office for Greenville County in Plat Book 000, Page 85, and having the following metes and bounds, to-wit:

BEGINNING at a point on the southeastern side of Compton Drive at the joint front corner of Lots 6 and 7, and running thence with the southeastern side of Compton Drive S. 19-30 W. 193 feet to a point; thence following the curvature of the northeastern intersection of Compton Drive and a proposed street (the chord of which is S. 23-30 E.) 35.3 feet to a point; thence with the northeastern side of said proposed street S. 70-30 E. 175 feet to a point at the rear corner of Lot No. 6; thence N. 19-30 E. 218 feet to a point at the joint rear corner of Lots 6 and 7; thence N. 70-30 W. 200 feet to a point on the southeastern side of Compton Drive at the point of beginning.