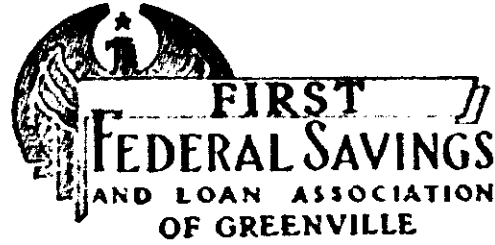


FILED
GREENVILLE CO. S. C.

Jul 3 4 06 PM '75

DONNIE S. TANKERSLEY
R.M.C.

1975 224



State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

WILLIAM H. [REDACTED] AND [REDACTED]

hereafter referred to as Mortgagor) SENDS GREETINGS

WHEREAS, the Mortgagor is well and truly indebted unto FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, SOUTH CAROLINA hereafter referred to as Mortgagee, in the full and just sum of

THIRTYEVEN THOUSAND FIVE HUNDRED AND NO/100 (\$36,500.00)

Dollars, as evidenced by Mortgagee's promissory note of even date herewith, which note contains a provision for escalation of interest rate, paragraphs 9 and 10 of this mortgage provide for an escalation of interest rate under certain

conditions, said note to be repaid with interest at the rate or rates thereon specified in installments of \$200.00

THIRTYEVEN AND NO/100 (\$36,500.00) 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 30 years after date, and

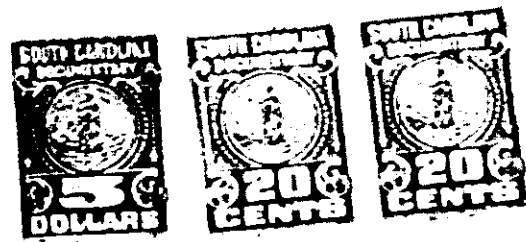
WHEREAS, said note further provides that if at any time any portion of the principal or interest due thereunder shall be past due and unpaid for a period of thirty days, or if there shall be any failure to comply with and abide by any By-Laws or the Charter of the Mortgagee, or any stipulations set out 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 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 Mortgagee, 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 Mortgagee in hand well and truly paid by the Mortgagor, 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, being and being in the State of South Carolina, County of Greenville, being and being situated in Lots No. 40 and 41 on a plat of the D. W. Mayfield Subdivision, recorded in the R.M.C. Office for Greenville County in Plat Book 22 at page 16, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at a stake on the northern side of a hard surfaced road at the corner of Lot No. 42 and running thence N. 70-1/2 W., 147 feet along said road to a stake at the corner of Lot No. 43; thence N. 17-1/2 E., 147 feet to a stake at the corner of lots 44 and 45; thence N. 72-1/2 E., 140 feet to a stake at the corner of Lot No. 42; thence S. 17-1/2 W., 147 feet to the beginning corner.



5556

4328 RV-21