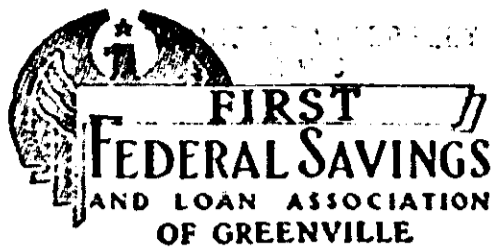


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State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

W. H. G. SMITH

(hereafter referred to as Mortgagor) SENDS GREETINGS:

WHEREAS the Mortgagor as well and truly entitled to the FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE SOUTH CAROLINA hereafter referred to as Mortgagee of the full and true record

THIRTY SIX THOUSAND AND NO/100 ----- (\$ 36,000.00)

Dollars as evidenced by Mortgagee's promissory note of even date herewith, to wit: -----
a provision for escalation of interest rate in paragraphs 9 and 10 of this mortgage provides for an escalation of interest rate under certain

conditions, said note to be repaid with interest at the rate or rates then as provided in said paragraphs of TWO HUNDRED

AND NO/100 ----- Dollars each on the first day of each month hereafter until the principal and interest has been paid in full, such payments to be applied first to the payment of interest computed monthly on unpaid balances, and then to the payment of principal with the last payment, if not sooner paid to be due and payable ----- years after date, and

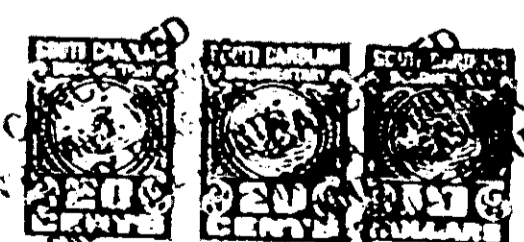
WHEREAS said note further provides that if at any time any portion of the principal or interest due thereunder shall be past due and unpaid for a period of thirty days, or if there shall be any default in compliance with and observance of any provision of the Charter of the Mortgagee in any respect, then and in that event 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 resort to any proceedings upon said note and any collateral given to secure same, for the purpose of collecting said principal and interest, with costs and expenses for proceedings, and

WHEREAS the Mortgagor is hereby bound and obligated to the Mortgagee to satisfy other debts as may be advanced to the Mortgagee inasmuch as the payment of taxes and other governmental charges in connection with the purpose

NOW KNOW ALL MEN That the Mortgagor is hereby bound and obligated to secure the payment thereof and any further sums which may be advanced by the Mortgagee to the Mortgagee, to wit: the sum of Three Thousand Dollars (\$ 3,000.00) to the Mortgagee as hereinafter provided, and to hold the same as collateral for the making of these presents, the receipt whereof is hereby acknowledged by printed signature of the Mortgagor, and which said proceeds have been paid, disbursed, and released into the Mortgagee's possession and control, the full and true record being

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 more fully shown and designated as Lot No. 1 and 2 of a plat of land, recorded in the Public Office for Greenville County, S.C. in that book of said records, and of and having, according to said plat, the following corners and bounds, to wit:

beginning at an iron pin on the southerly side of Lead Lane, Joint corner of lot No. 1 and 2 and running thence N. 14-17 W., 100.0 feet to an iron pin on Lead Lane; thence with the southerly side of Lead Lane, N. 14-17 W., 100.0 feet to an iron pin; thence with said line, S. 22-17 W., 11.7 feet to an iron pin; thence with Aurora Road, N. 17-00 W., 10.0 feet to an iron pin; thence continuing with said Road, N. 17-00 W., 12.0 feet to an iron pin, Joint corner of lot No. 1 and 2; thence with the line of lot No. 1, N. 14-17 W., 100.0 feet to an iron pin on the southerly side of Lead Lane; thence with the southerly side of Lead Lane, S. 7-11 E., 7.0 feet; thence continuing with said Lane, S. 37-11 E., 24.0 feet; thence still continuing with said Lane, N. 17-00 W., 20.0 feet to an iron pin, the point of beginning.



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