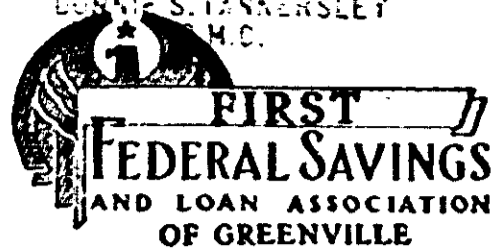


DONNE S. TANKERSLEY  
M.C.



State of South Carolina

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

William E. Lybrand and Jean H. Lybrand

(hereinafter referred to as Mortgagee) (SEND(S) GREETINGS:

WHEREAS, the Mortgagee 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 -----  
**Fifteen Thousand Seven Hundred Fifty and No/100-----** (\$ 15,750.00 )

Dollars, as evidenced by Mortgagee'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 at the rate or rates therein specified in installments of **One Hundred Forty-**  
**One and 71/100-----** (\$ 141.77 ) 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 **20** 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 Mortgagee may hereafter become indebted to the Mortgagee for such further sums as may be advanced to the  
Mortgagee'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 Mortgagee'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 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, on the southern side of Rosewood Way  
(formerly Sevier Street) and being known and designated as Lot No. 12 on a plat  
entitled "M. C. Green Property" recorded in the RMC Office for Greenville County  
in Plat Book W at Page 5 and having, according to said plat, the following metes  
and bounds, to-wit:

Beginning at an iron pin on the southern side of Rosewood Way (formerly Sevier Street)  
joint front corner of Lots 11 and 12 and running thence with the southern side of  
said Street, S.82-13 E. 110 feet to an iron pin; thence S.07-47 W. 330 feet to an  
iron pin; thence N.70-40 W. 112.25 feet to an iron pin; thence with the common line of  
Lots 11 and 12, N.07-47 E. 307.5 feet to the point of beginning.



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