

GREENVILLE CO. S.C.

1399 999

Travelers Rest Federal Savings & Loan Association

Travelers Rest, South Carolina

RECORDED

STATE OF SOUTH CAROLINA } ss: MORTGAGE OF REAL ESTATE
COUNTY OF GREENVILLE } (ESCALATOR CLAUSE)

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JERRY M. LEACH AND BRENDA B. LEACH

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto TRAVELERS REST FEDERAL SAVINGS AND LOAN ASSOCIATION OF Travelers Rest, S. C., (hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of Thirty-one Thousand Five Hundred and no/100

DOLLARS (\$ 31,500.00), with interest thereon from date at the rate of 8 3/4 per centum per annum, said principal and interest to be paid as therein stated, and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purpose, and

WHEREAS, the unpaid balance of said debt or debts, if not sooner paid, shall be due and payable.

June 1, 2007

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does hereby grant, bargain, sell and release unto the Mortgagee, its successors and assigns.

All that piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as Lot 21 of Hampshire Hills, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book 4-R at page 44, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the easterly side of Keene Drive, which iron pin is the joint corner of Lots 21 and 22 and running thence N. 66-34 E. 134 feet to an iron pin; thence S. 23-26 E. 215 feet to an iron pin on the Northerly side of Newport Drive; thence along the northerly side of Newport Drive S. 66-34 W. 98.7 feet to an iron pin; thence N. 69-44 W. 36.2 feet to an iron pin on the Easterly side of Keene Drive; thence along the Easterly side of Keene Drive N. 26-24 W. 190.2 feet to an iron pin, the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of William H. Watson and Julianne E. Watson by deed dated June 2, 1977 recorded June 3, 1977.

The Mortgagee's mailing address is 23 South Main Street, Travelers Rest, SC 29690

DOCUMENTARY STAMP TAX \$12.50

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