

FILED
GREENVILLE CO. S. C.
JAN 15 11 53 AM '78
DONNIE S. TANKERSLEY
R.M.C.



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NOTE, TRUSTEE, ATTORNEY AT LAW
1058 62
R. C. 31-5-17

State of South Carolina
COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

J. B. McCASKILL

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

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
Twenty One Thousand and No/100ths (\$ 21,000.00)

Dollars as evidenced by Mortgagee's promissory note of even date herewith which note does not provide 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 Eighty Eight and 95/100ths (\$ 188.95) 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 balance, 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 not 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 regulations 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 collection 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 Mortgagor, in consideration of said debt and to secure the payment thereof and any further sums which may be advanced to 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 to the Mortgagor at and before the sealing of these presents, the receipt whereof is hereby acknowledged, has granted, conveyed, sold and released, and by these presents does grant, bargain, sell and convey 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 lying in the State of South Carolina, County of Greenville, City of Greenville, being known as 11 David Street, being shown and designated as Lot 60 on a plat prepared by J. N. Southern dated October 18, 1900, and recorded in Deed Book 000 at Page 101 in the R.M. C. Office for Greenville County, with the following metes and bounds:

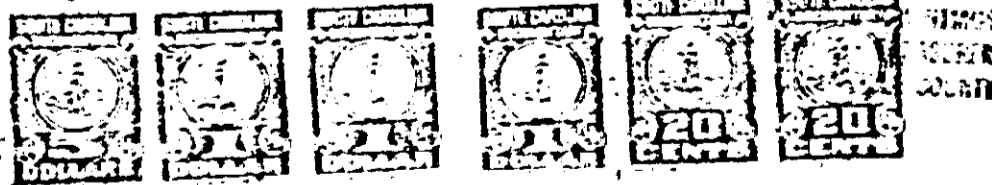
Beginning at an iron pin on David Street and running thence with David Street N. 25-1/2 W. 69'3" to an iron pin on David's line; thence with line of C. A. David, S. 57 W. 180 feet to Alton's Corner; thence S. 29 E. 70'2" to an iron pin on Maxwell Lot; thence N. 57 E. 176 feet to the beginning corner.

Witness
Donnie S. Tankersley
R.M.C.

LOVE, TRUENTON, ARNO & LEWIS
APR 1 4 1978

Witness
Peggy W. Proff
April 10, 1978

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