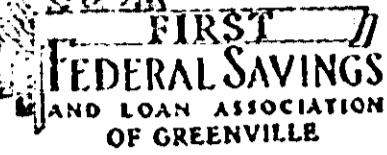


FILED  
GREENVILLE CO. S.C.

JUL 23 1974  
SUSANNE S. TAKERSLEY  
R.N.C.

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BOOK 79 688



State of South Carolina }  
COUNTY OF GREENVILLE } MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

JOHN L. QUIMBY AND LORRAINE C. QUIMBY

(hereinafter referred to as Mortgagor) (SEND(S) GREETINGS)

WHEREAS, the Mortgagor is well and truly indebted unto FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, SOUTH CAROLINA (hereinafter referred to as Mortgage) in the full and true sum of Twenty Four Thousand Five Hundred and No/100----- (\$24,500.00),

Thousand Five Hundred and No/100----- (\$24,500.00)

Dollars, as evidenced by Mortgagor's promissory note of even date herewith, which note has 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 Ninety-seven and 29/100----- (\$197.29) 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 25 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 Mortgagor, 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 such holder shall have the right to institute any proceedings upon said note and any collateral given to secure same, for the purpose of collecting said principal due, and interest, with costs and expenses for proceedings, and

WHEREAS, the Mortgagor 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.

Do the within named John L. Quimby and Lorraine C. Quimby,

sign, seal and as their act and deed deliver the within written mortgage deed, and that it be with

Fred D. Cox, Jr., witnessed the execution thereof.

SWORN to before me this the 29th  
day of July A.D. 1974  
Fred D. Cox (SEAL)  
Notary Public for South Carolina  
My Commission Expires 10/29/79

State of South Carolina  
COUNTY OF GREENVILLE

RESIGNATION OF DOWER

RECEIVED JULY 29 1974

NOTARY PUBLIC FOR SOUTH CAROLINA

John G. Cox, Attorney

15565

POLARIS

GIVEN under my hand and seal this  
day of July A.D. 1974  
Fred D. Cox (SEAL)  
Notary Public for South Carolina  
My Commission Expires 10/29/79

Lorraine C. Quimby  
Lorraine C. Quimby

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