



State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF Greenville

To All Whom These Presents May Concern:

I, Stephen A. Backiel, of Greenville County, SEND GREETING:

WHEREAS, I the said Stephen A. Backiel

in and by my certain promissory note, in writing, of even date with these presents am well and truly indebted to FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, in the

full and just sum of Ten Thousand, Four Hundred, Fifty and No/100 - (\$ 10,450.00 )

Dollars, with interest at the rate of four (4%) ~~six (6%)~~ per centum per annum, to be repaid in instalments of

Sixty-Three and 34/100 - - - - - (\$ 63.34 ) Dollars upon the first day of each and every calendar month hereafter in advance, until the full principal sum, with interest has been paid, said monthly payments shall be applied first to the payment of interest, computed monthly on the unpaid balance, and then to the payment of principal; said note further providing 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 (30) days, or failure to comply with any of the By-Laws of said Association, or any of the stipulations of this mortgage, the whole amount due under said note, shall, at the option of the holder thereof, become immediately due and payable, who may sue thereon and foreclose this mortgage; said note further providing for ten (10%) per centum attorney's fee beside all costs and expenses of collection, to be added to the amount due on said note, and to be collectible as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney, or by legal proceedings of any kind (all of which is secured under this mortgage); as in and by said note, reference being thereunto had, will more fully appear.

NOW KNOW ALL MEN, That I, the said Stephen A. Backiel

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, according to the terms of said note, and also in consideration of the further sum of Three Dollars to me,

the said Stephen A. Backiel in hand well and truly paid by the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, at and before the signing of these presents (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, the following described property, to-wit:

"All that certain piece, parcel or lot of land, with all improvements thereon, or to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the southeast side of Ashford Avenue in the City of Greenville, being shown as Lot No. 80 on plat of Vista Hills recorded in the R. M. C. office for Greenville County in Plat Book P, at page 149, and described as follows:

"BEGINNING at a stake on the southeast side of Ashford Avenue, 145 feet north-east from the Chick Springs Road, corner of Lot 79, and running thence with the line of said lot, S. 34-14 E. 160 feet to a stake in the line of Lot 29; thence with the lines of Lots 29 and 28, N. 55-46 E. 70 feet to a stake at the corner of Lot 81; thence with the line of said lot, N. 34-14 W. 160 feet to a stake on Ashford Avenue; thence with the southeast side of said avenue, S. 55-46 W. 70 feet to the beginning corner, including the plumbing, electrical and heating fixtures now located on said premises, or to be installed thereon, which are hereby expressly agreed to be a part of the realty. Being the same conveyed to me by Greenville Home Builders, Inc. by deed of even date herewith, not yet recorded."

Handwritten notes and signatures at the bottom of the page, including the name 'Stephen A. Backiel' and other illegible markings.