

FILED  
GREENVILLE, CO. S. C.

BOOK 1182 PAGE 66

FEB 26 2 30 PM '71

**OLLIE FARNSWORTH**  
**Travelers Rest Federal Savings & Loan Association**  
Travelers Rest, South Carolina

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

TO ALL WHOM THESE PRESENTS MAY CONCERN:

**HENRY L. GREEN AND JESSIE L. GREEN**

(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 **TWENTY THREE THOUSAND TWO HUNDRED AND NO/100THS**---

**DOLLARS (\$ 23,200.00**), with interest thereon from date at the rate of **EIGHT (8%)** 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.

**FEBRUARY 1, 1971**

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, at Marietta, S. C., on the western side of U. S. Highway 276, known as Geer Highway, and being a portion of the property shown on plat of George M. Hutto on Plat Book VV, page 89, and being on a new plat entitled "Wallace Cely" recorded in the R. M. C. Office for Greenville County in Plat Book 4-I, page 57, and having, according to the last mentioned plat, the following metes and bounds, to-wit:

**BEGINNING** at an iron pin on the western side of U. S. Highway 276 at the northeastern corner and running thence S 39 E 15 feet to an iron pin; thence S 65 W 180 feet to an iron pin; thence S 33-35 E 191.6 feet to an iron pin; thence S 64-30 W 688 feet to an iron pin in Saluda River; thence along the river as the line, the traverse of which is N 22 W 195 feet to an iron pin; thence N 65 E 828 feet to an iron pin at the point of beginning and being the same conveyed to us by deed of Wallace Cely Construction Company, Inc., to be recorded of even date herewith.

The 15 feet X 180 foot strip between the highway and the property designated as Tract No. 1 shall be used as a driveway for ingress and egress and shall serve as an easement to Tract No. 1 (the tract fronting the highway) until such time as Tract No. 1 provides or obtains other access into said property, but said 15 foot strip shall be and become a part of Tract No. 2 as shown on said plat which is the above described tract of 688' X 195' X 648' X 191.6'.