

State of South Carolina

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

JUDITH A. WOOD

Let it be referred to as Mortgagor (SEND S) GREETINGS.

WHEREAS, the Mortgage is well and truly indented unto FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, SOUTH CAROLINA (hereinafter referred to as Mortgagee) in the full and true sum of **Twenty Thousand and No/100** ----- (\$ 20,000.00)

Dollars, as evidenced by Mortgagee's promissory note of even date herewith, which note a provision for escalation of interest rate (paragraphs 9 and 10 of this mortgage provides for an escalation of interest rate under certain conditions) and note to be repaid with interest at the rate or rates therein specified in installments of **One Hundred Sixty and 93/100** ----- \$ 169.93 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 balances, and then to the payment of principal with the last payment of not sooner than to be due and payable **30** 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 Mortgagee, 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 said 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 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.

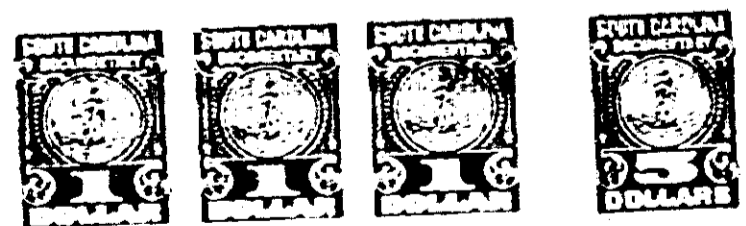
NOW KNOW ALL MEN, That the Mortgagee, in consideration of said debt and to secure the payment thereof and any further sums which may be advanced by the Mortgagee to the Mortgagor's account, and also in consideration of the sum of Three Dollars (\$3.00) to the Mortgagee in hand well and truly paid by the Mortgagor, it and her, at 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 release 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, lying and being in the State of South Carolina, County of

ALL that lot of land situate in Greenville County, South Carolina, shown as Lot Five (5) on a plat Sheffield Forest, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book "AAA", Page 47, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on Idlewild Avenue, joint corner of Lots 5 and 6, and running thence along the line of Lot 6, S. 6-0 E. 150 feet; thence S. 84-0 W. 100 feet; thence N. 6-0 E. 150 feet to Idlewild Avenue; thence along said avenue, N. 84-0 E. 100 feet to the beginning point.

58.00



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