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GREENVILLE, CO. S. C.

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DONNIE S. TANKERSLEY
R.M.C.

BOOK 1374 PAGE 934

Travelers Rest Federal Savings & Loan Association
Travelers Rest, South Carolina

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

TO ALL WHOM THESE PRESENTS MAY CONCERN:

ROBERT EDWARD HARBERT and

FRANCES M. HARBERT

(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 _____
TEN THOUSAND FOUR HUNDRED and no/100

DOLLARS (\$ 10,400.00), with interest thereon from date at the rate of **nine**
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.
October 1, 2001

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, State of South Carolina, in Bates Township shown on plat of W.C. & Beatrice Henson in plat book 4-1, page 155, and having the following metes and bounds, to-wit:

Beginning at an iron pin on the western side of the Pickens-Marietta Road, also known as Dacusville-Freeman Bridge Road, five feet from the corner of Smith, and running thence with said road S 21-45 W 358.5 feet to an iron pin; thence along the northern side of a County Road N 64-51 W 90 feet to an iron pin; thence with said County Road N 28-51 W 115 feet to an iron pin thence N 17 E 289 feet to an iron pin; thence S 65-41 E 203.7 feet to the point of beginning.

This is the same property conveyed to me by W.C. & Beatrice Henson in deed book 913, page 276 on April 21, 1971. A one-half interest in and to said property was conveyed by Robert Edward Harbert to Frances M. Harbert by deed dated July 30, 1976, to be recorded of even date herewith.



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