AND THE PROPERTY AND THE PROPERTY AND



State of South Carolina

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

We, JOHN P. QUATTLEBAUM and DEBRA J. QUATTLEBAUM

(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 Mortgagoe) in the full and just sum of

EIGHTEEN THOUSAND, NINE HUNDRED and No/100----- (\$ 18,900.00)

Dollars, as evidenced by Mortgagor's promissory note of even date herewith which note does not contain 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 as the rate or rates therein specified in installments of ONE HUNDRED 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-I aws or the Charter of the Mortgagee, or any stipulations set out in this mortgage, the whole amount due the reunder shall at the option of the holder thereof, become immediately due and payable, and said helder shall have the right to institute any proceedings upon said note and any collaterals 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 Mortgagee for such further sums as may be advanced to the Mortgagor's account for the payment of taxes insurance premiums, replans, or for any other purpose;

NOW. KNOW ALL MEN. That the Mortgagor, in consideration of said debt and to secure the payment thereof and any further sums which may be advanced by the Mortgagoe to the Mortgagor's account, and also in consideration of the sum of Three Dollars (53.00) to the Mortgagor in hand well and truly paid by the Mortgagoe at and before the scaling of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto the Mortgagoe, 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 Greenville, in Chick Springs Township, on the northeastern side of Pine Knoll Drive, and being known and designated as Lot No. 9 as shown on a plat of property of ELOISE M. BAILEY, Section 1, prepared by Dalton & Neves, dated May, 1961, and having according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the northeastern side of Pine Knoll Drive at the joint front corner of Lots Nos. 8 and 9, and running thence with the Pline of Lot No. 8, N. 59-17 E. 152.4 feet to an iron pin in the line of property now or formerly of Eloise M. Bailey; thence with the line of the said Bailey property, N. 41-0 W. 70 feet to an iron pin; thence S. 177-55 W. 171.7 feet to an iron pin on the northeastern side of Pine Knoll Drive; thence with the northeastern side of Pine Knoll Drive; thence with the northeastern side of Pine Knoll Drive, S. 41-0 E. 1125 feet to the point of beginning.

mithis is the same property conveyed to the mortgagors herein by deed of confettys L. Jones, dated February 27, 1978, to be recorded simultaneously herewith.

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