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First

FILED
GREENVILLE CO. S. C.
MAY 3 10 08 AM '78

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REC'D
MAY 10 1980

FEDERAL SAVINGS AND LOAN ASSOCIATION
MEMBER
NATIONAL
FEDERAL SAVINGS
AND LOAN ASSOCIATION
OF GREENVILLE

Conceded
Deemed Indulged

State of South Carolina
COUNTY OF GREENVILLE 7766

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

FILED
GREENVILLE CO. S. C.
MAY 10 2 49 PM '80
DORIS J. TIMBERSLEY

COCKRAN
(hereinafter referred to as Mortgagee) (SEND: S) GREETINGS:
WHEREAS, the Mortgagee is well and truly indebted unto FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, SOUTH CAROLINA (hereinafter referred to as Mortgagee) in the full and just sum of
TWENTY THOUSAND THREE HUNDRED FORTY FOUR AND 51/100THS----- (20,344.51)

Dollars, as evidenced by Mortgagee's promissory note of even date herewith, which note
provides 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 at the rate or rates therein specified in installments of **One Hundred Ninety-**
six and 60/100ths----- (\$ 196.60) 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, if not sooner
paid, to be due and payable **27** 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 which 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 collat-
erals 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 subject to the Mortgagee for such further sums as may be advanced to the
Mortgagee's account for the payment of taxes, insurance premiums, repairs or for any other purpose.

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