

MAR 23 10 25 AM 1955

BOOK 990 PAGE 130



State of South Carolina

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

We, Fred Bates and Ruth Bates, of Greenville County,

(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 Mortgagee) in the full and just sum of

Two Thousand, Six Hundred and No/100----- (\$ 2,600.00) Dollars, as evidenced by Mortgagor's promissory note of even date herewith, said note to be repaid with interest at the rate

therein specified in installments of Twenty-Nine and 53/100----- (\$ 29.53) 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 10 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 collaterals given to secure same, for the purpose of collecting said principal due, and interest, with costs and expenses for such 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, repairs, 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 Mortgagee to the Mortgagor's account, and also in consideration of the sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing 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 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 Greenville, Bates Township, at the eastern corner of Tubbs Mountain Road and Hilltop Drive in the Village of Travelers Rest, S. C., being shown as Lot No. 38 on plat of property of Ray E. McAlister made by Pickell & Pickell, Engineers on October 16, 1948 and recorded in the R. M. C. Office for Greenville County in Plat Book S, at Page 153, and described as follows:

BEGINNING at a stake on the eastern corner of Tubbs Mountain Road and Hilltop Drive, and running thence with the northeastern side of Hilltop Drive, S. 42-50 E. 167 feet to a stake at the corner of Lot No. 37; thence with the line of said lot, N. 23-08 E. 200 feet to a stake at the corner of Lot No. 39; thence with the line of said lot, N. 42-50 W. 81.5 feet to a stake on Forest Drive; thence with the southern side of Forest Drive, S. 85-48 W. 88 feet to a stake on Tubbs Mountain Road; thence with the eastern side of said road, S. 23-08 W. 125 feet to the point of beginning; being the same conveyed to us by W. A. Batson and Flora W. Batson by deed dated May 16, 1955 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 525, at Page 542.

FOR SATISFACTION TO THIS MORTGAGE SEE SATISFACTION BOOK 7 PAGE 435

SATISFIED AND CANCELLED OF RECORD

22 DAY OF May 1972
Oliver Jamesworth

R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 12:29 O'CLOCK P. M. NO. 31633