GREENVILLE CO. S. C.

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BOOK 1161 PAGE 501



State	of	South	Carolina
		T.	:

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

we, Daniel D. Barker and Sandy D. Barker

....(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

Nineteen. Thousand and No/100------ (\$.19,000.00...)

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 One Hundred Forty-six and 65/100---- (\$ 146.65). 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. 25 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 those pieces, parcels or lots of land situate, lying and being in the County of Greenville, State of South Carolina, in Austin Township on the southeastern side of Balcome Boulevard and being known and designated as Lot No. 33 and a 20-foot strip off of the northeastern side of Lot No. 34 on plat of "Lakewood" prepared by Webb Surveying and Mapping Company dated November, 1964, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Balcome Boulevard at the joint front corner of Lots 32 and 33 and running thence along the joint line of said lots S. 36-06 E. 200 feet to an iron pin; thence S. 53-54 W. 101.8 feet to an iron pin; thence S. 54-54 W. 20 feet to a point; thence through Lot No. 34 N. 35-06 W. 200 feet, more or less, to a point on the southeastern side of Balcome Boulevard; thence along said Boulevard N. 54-54 E. 20 feet to an iron pin at the joint front corner of Lots 33 and 34; thence continuing along said Boulevard N. 53-54 E. 100 feet to the point of beinning.

The above property is also known and designated as Lot No. 33 on plat of property of W. J. Greer dated June 26, 1970, and recorded in the R. M. C. Office for Greenville County in Plat Book 4-E at Page 91.