REGULATION NO. 33mm S. TAMKERSLEY

COMPLIED WITH

R.H.C.

GREENVILLE CO. S. C.

FILED

GREENVILLE CO. S. C.

FEERVIPLIST

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State of South Carolina

COUNTY OF \_\_\_GREENVILLE

MORTGAGE OF REAL ESTATE

.(hereinafter referred to as Mortgagor) (SEND(S) GREETINGS:

To All Whom These Presents May Concern:

Landel Properties,	a Limited	Partnership,	

OHHOP GREENVILLE

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 FIXE HUNDLED.

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 proceedings; and

WHEREAS, the Mortgagor may hereafter become indebted to the Mortgagoe 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 Mortgagor 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 Mortgagore 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 Mortgagor, its successors and assigns, the following described real estate:

All that certain piece, parcel, or lot of land, with all improvements thereon, or bereafter to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in the City of Greenville, lying on the southern side of East North Street, the eastern side of Williams Street, and the northern side of a 15-foot alley and having the following courses and distances according to a plat of property of Landel Properties, prepared by Dalton & Neves Co., Engineers, dated May 1973 and recorded in the R.M.C. Office for Greenville County in Plat Book \_\_\_\_\_, pages \_\_\_\_\_:

BEGINNING at an iron pin on the south side of East North Street at the joint front corner of this property and property belonging to Wyatt and running thence with the line of property belonging to Wyatt, S. 15-10 E. 166.87 feet to an iron pin on the northern side of a 15-foot alley; thence with the northern side of said alley, S. 76-11 W. 150 feet to an iron pin on the line of property belonging to Galphin; thence with Galphin's line, N. 15-00 W. 55 feet to an iron pin and S. 76-11 W. 84.9 feet to an iron pin on the eastern side of Williams Street; thence with the eastern side of Williams Street N. 15-39 W. 100.75 feet to an iron pin at the intersection of Williams Street and East North Street; thence with said intersection, the chord of which is N. 30-27 E. 18 feet, to an iron pin on the southern side of East North Street; thence with the southern side of East North Street, N. 76-37 E. 222.37 feet to an iron pin, the point of beginning.

ALSO, All of that certain piece, parcel or lot of land shown on the above described plat and lying on the southern side of the aforementioned 15-foot alley and having the following courses and distances:

BEGINNING at an iron pin at the intersection of the 15-foot alley and Toy Street and running thence with the western side of Toy Street, S. 15-10 E. 54 feet to an iron pin on the line of property belonging to Hancock; thence with Hancock's line, S. 71-58 W. 150.67 feet to an iron pin on the line of property belonging to James and Hill; thence with the line of property of James and Hill, S. 76-32 W. 136.04 feet to an iron pin on the east side of Williams Street; thence with the east side of (CONTINUED ON REVERSE SIDE)