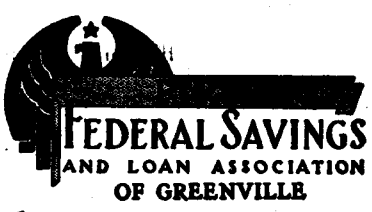


JUL 9 1967

BOOK 964 PAGE 397



State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

W. N. Leslie, Inc., a South Carolina corporation with its principal place of business in Greenville, S. C.

SEND GREETINGS:

WHEREAS, I/we the aforesaid mortgagor(s) in and by my/our certain promissory note, in writing, of even date with these presents am/are well and truly indebted to FIRST FEDERAL SAVINGS & LOAN ASSOCIATION OF GREEN-

VILLE, in the full and just sum of Thirty Thousand and No/100-----(\$30,000.00) Dollars (or for future advances which may be made hereunder at the option of said Association, which advances shall not exceed the maximum amount stated herein and shall be evidenced by a subsequent promissory note or notes se-

on or before the 7th day of July, 1967 cured hereby), said note to be repaid/with interest at the rate specified therein in installments of

each and every calendar month hereafter in advance, until the full principal sum, with interest, has been paid, such monthly payments to be applied first to the payment of interest, computed monthly on the unpaid principal bal-

ances, and then to the payment of principal. The last payment on said note, if not paid earlier and if not subsequently extended, will be due and payable years after date. The 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 (30) days, or failure to comply with any of the By-Laws of said Association, or any of the stipulations of this mortgage, the whole amount due under said note, shall, at the option of the holder, become immediately due and payable, and the holder may sue thereon and foreclose this mortgage; said note further providing for ten (10%) per centum attorney's fee beside all costs and expenses of collection, to be added to the amount due on said note, and to be collectible as a part thereof, if the same be placed in the hands of an attorney for collection, or if said debt, or any part thereof, be collected by an attorney, or by legal proceedings of any kind (all of which is secured under this mortgage); as in and by said note, reference being thereunto had, will more fully appear.

NOW KNOW ALL MEN, That I/we, the said mortgagor(s) in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, according to the terms of said note, and also in consideration of the further sum of Three Dollars to me/us the said mortgagor(s) in hand well and truly paid by the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, at and before the signing of these presents (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, the following described property, to-wit:

"All that certain piece, parcel or tract of land, with all improvements thereon, or to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, south of Lee Road, near the City of Greenville, being shown as Tracts 3, 4 and 5 of the property of Willie Lee Wood as shown on a plat prepared by H. S. Brockman July 9, 1948, which tracts have a combined acreage of 39.5 acres, more or less; said property is further shown on a more recent plat prepared for Leslie & Shaw, Inc. by J. Mac Richardson, and said property has such metes and bounds as appears in deed from Willie Lee Wood to Leslie & Shaw, Inc. dated October 7, 1959 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 636, at page 122, reference to which is hereby craved. Said acreage specifically includes Lots 57 through 67, inclusive, also Lots 78 through 82, inclusive, and also Lot 85, all of which lots are shown on a plat of Section III of a subdivision known as Oakwood Acres according to a plat thereof being recorded in the R. M. C. Office for Greenville County in Plat Book EEE, at Page 73.

LESS, HOWEVER, all of the lots as appears on the first section of the subdivision known as Oakwood Acres, which plat is recorded in Plat Book MM, at page 135, and also less all lots that appear on plat of Section II of the subdivision known as Oakwood Acres, which plat is recorded in Plat Book AAA, at pages 38 and 82 and also a slightly revised plat thereof recorded in Plat Book DDD, at page 113.

It is the intention of this mortgage to place a lien on all of the property that appears on the County Tax Maps at Sheet T 33, Block 2, Lot 6, which property is the same acquired by the mortgagor, W. N. Leslie, Inc. from Leslie & Shaw, Inc. by deed dated January 7, 1963 and recorded in the R. M. C. Office for Greenville County in Deed Vol. 714, at Page 379, less the lots reserved in said deed and also less any lots owned by the mortgagor in Sections I and II of the subdivision known as Oakwood Acres.

This mortgage is executed pursuant to the authority of Subsection (c) of Section 5 of the Home Owners' Loan Act of 1933, as amended and Section 545.6-14 of the Rules and Regulations for the Federal Savings and Loan System. It is understood and agreed that the mortgagor must commence development (as defined in Section 545.6-14 (g) of the aforesaid Regulations) of the real estate above-described within nine months from the date of this instrument, and that a failure on the part of the mortgagor to commence

(continued on next page)

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PAID, SATISFIED AND CANCELLED First Federal Savings and Loan Association of Greenville, S. C.

Signature of Thomas M. Grech, Asst. Vice President

February 2, 1967

Signature of Alinda W. Mahaffey

SATISFIED AND CANCELLED OF RECORD

2 DAY OF Feb. 1967

Signature of Ellie Farnsworth, R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 4:34 O'CLOCK P. M. NO. 18563

Witness