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GREENVILLE CO. S. C.  
BOOK 1083 PAGE 102  
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LIE FARNSWORTH  
R. M. C.

State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

I, Billy Joe Gilreath, 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

Five Thousand, Five Hundred and No/100----- (\$ 5,500.00 ) 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 Sixty-Two and 46/100----- (\$ 62.46 ) 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 Mortgagee in hand well and truly paid by the Mortgagor 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**, in **Grove Township**, located just north of **Piedmont, S. C.** and on the east side of **State Highway No. 29**, and this being a portion of the plat being recorded in the Office of the **R. M. C.** for **Greenville County** in **Plat Book Vol. R, page 53**, and known as **Lot No. 1** and having the following dimensions, to-wit:

"BEGINNING at a stake on edge of Highway 29 and running thence **S. 87-30 E.** along line of **Lot No. 1** and **Lot No. 2** for approximately **545 feet** to **Southern Railway**; thence **S. 4-35 W.** along **Southern Railway** for **85 feet** to corner of **Lot No. 1** and **Fowler's land**; thence **S. 85-35 W.** along line of **Lot No. 1** and **Fowler's line** for approximately **545 feet** to point on edge of **Highway No. 29**; thence **N. 4-30 E.** along said **Highway No. 29** for **85 feet** to the beginning corner; being the same conveyed to me by **Belt Boyce, Jr.** by deed dated **November 10, 1952** and recorded in the **R.M. C. Office for Greenville County** in **Vol. 466, at Page 410.**

ALSO: All that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of **Greenville**, **Grove Township**, containing **3.30 acres**, more or less, and having the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the west side of **U. S. Highway No. 29**, adjoining property now or formerly of the **Richard Hale Estate** and running thence **S. 12 E. 1.40 chains**; thence **S. 81 E. 6.62 chains**; thence **S. 4 W.** along the center of the **P & N Railroad tracks 13.28 chains**; thence **S. 82-1/2 E. 2.16 chains**; thence **N. 3 E.** along the center of the **Southern Railroad tracks, 14.00 chains**; thence **N. 88 W.** to the beginning; adjoining lands now or formerly of **Mrs. Hattie A. Fowler, the Richard Hale Estate, et al.** and being a part of the **Richard Fowler lands**; being the same property conveyed to me by **E. Inman, Master**, by deed dated **January 19, 1962** and recorded in **Deed Vol. 690 at Page 528.**"