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GREENVILLE CO. S. C.
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Travelers Rest Federal Savings & Loan Association

Box 455

Travelers Rest, South Carolina

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

} ss:

MORTGAGE OF REAL ESTATE
(ESCALATOR CLAUSE)

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JACK LAMAR PIERCE

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto TRAVELERS REST FEDERAL SAVINGS AND LOAN ASSOCIATION OF Travelers Rest, S. C., (hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of _____

Six Thousand Three Hundred and no/100

DOLLARS (\$ 6,300.00), with interest thereon from date at the rate of nine per centum per annum, said principal and interest to be paid as therein stated, and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purpose, and

WHEREAS, the unpaid balance of said debt or debts, if not sooner paid, shall be due and payable.

April 1, 1984

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does hereby grant, bargain, sell and release unto the Mortgagee, its successors and assigns.

All that piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Bates Township, containing 18.58 acres, more or less, according to plat for B.H. Pierce, by J.C. Hill, dated September 28, 1965, and recorded in plat book _____, page _____, and having the following metes and bounds, to-wit:

Beginning at an iron pin in the center of Dacusville Road, at the corner of Murr, and running thence along the center of said road S 62 W 177 feet to an iron pin; thence with the center of said road S 76-15 W 143.5 feet to an iron pin; thence along the Guest property N 18-30 W 2081.7 feet to an iron pin at a branch, thence down the center of the branch 390 feet, more or less, to old line of Eppes; thence S 26-30 E 1426 feet to an iron pin; thence S 52 W 275.9 feet to an iron pin; thence S 25 E 396 feet to an iron pin at the point of beginning.

This is the same property conveyed to me by George H. Pierce in deed book 863, page 169 recorded on August 1, 1966.

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