

JUL 8 10 55 AM 1968

BOOK 1000 PAGE 258



OLLIE FARNSWORTH
R. M. C.

State of South Carolina

MORTGAGE OF REAL ESTATE

COUNTY OF Greenville

To All Whom These Presents May Concern:

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

(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

Twelve Thousand, Four Hundred Fifty and no/100 - - - - - (\$ 12,450.00) 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 Eighty and 23/100 - - - - - (\$ 80.23) 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 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, being known and designated as all of Lot No. 10 and a portion of Lot No. 9, of Black E, of a subdivision known as Mayfair Estates according to a plat thereof prepared May, 1948 and recorded in the R. M. C. Office for Greenville County in Plat Book S, at Pages 72 and 73, and as is more fully shown on a plat of property of Jack Shaw prepared June, 1964 by C. C. Jones, C. E., recorded in the R. M. C. Office for Greenville County in Plat Book GGG at page 176, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Tiffany Drive at the joint front corner of Lots Nos. 10 and 11, and running thence with the southern side of said Tiffany Drive, N. 68-04 E. 67.0 feet to an iron pin; running thence along a line through Lot No. 9, S. 21-56 E. 175 feet to an iron pin; running thence along a portion of the rear of Lot No. 9 and the rear of Lot No. 10, S. 68-04 W. 67.0 feet to an iron pin at the joint rear corner of Lots Nos. 10 and 11; and running thence with the joint line of said lot, N. 21-56 W. 175 feet to the point of beginning; being a portion of the property conveyed to the mortgagor corporation by Jack E. Shaw Builders, Inc. by deed dated October 29, 1964 and recorded in Deed Vol. 760 at page 527.

Paid satisfied and cancelled

PAID, SATISFIED AND CANCELLED

First Federal Savings and Loan Association
of Greenville, S. C.

Louise W. Grenillion
asst. Secy. Pro-President

Oct. 4 1968

Witness *Linda C. Knight*

SATISFIED AND CANCELLED OF RECORD

9 DAY OF *Oct.* 19 *68*

Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT *10:00* O'CLOCK *A*. M. NO. *8725*