

FILED
GREENVILLE CO. S. C.

SEP 14 4 20 PM '75

CONNIE S. TAYLOR
R.M.C.

BOOK 28 PAGE 581
2007 1200 1975 730

RECORDING FEE
PAID \$ 1.00



FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE
AND LOAN ASSOCIATION OF GREENVILLE, S.C.

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

MORTGAGE OF REAL ESTATE

February 19, 1975

Witness Edgar B. Little

1977

Earle J. Noonan and Stella C. Noonan

(hereinafter referred to as Mortgagor) (SEND(S) CRETINGS)

WHEREAS, the Mortgage as well and truly indited into FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, SOUTH CAROLINA - hereinafter referred to as Mortgagee - in the full and just sum of

Twenty Two Thousand Four Hundred and no/100ths ----- \$ 22,400.00

Dollars as evidenced by Mortgagee's promissory note of even date hereon which note does contain a provision for escalation of interest rate - paragraphs 9 and 10 of this mortgage provides for an escalation of interest rate under certain conditions, said note to be repaid with interest at the rate or rates therein specified in installments of One Hundred Seventy

Two and 89/100ths ----- \$ 172.89 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

WHICH SAID note further provides that if at any time any portion of the principal or interest due thereunder shall be not due and unpaid for a period of thirty days, or if there shall be any failure to comply with and abide by any provision in 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 collateral given to secure same, for the purpose of collecting said principal due and interest, with costs and expenses for proceedings, and

WHICH SAID the Mortgagee may hereafter become indebted to the Mortgagee for such further sums as may be advanced to the Mortgagee's account for the payment of taxes, insurance premiums, repairs, or for any other purpose.

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