•

MORTGAGE

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Claud P. Ferrester and Ellen Louise Forrester (hereinafter referred to as Mortgagor) SEND(S) GREETING:

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;

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 grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

"All that certain 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, Greenville Township, being known and designated as Lots Nos. 17 and 18 of Block "I", as shown on a Plat of Fair Heights, recorded in Plat Book F at Page 257, and being more particularly described according to said Plat as follows:

*BEGINNING at an iron pin on the East side of Cumberland Avenue, joint front corner of Lots Nos. 18 and 19, which pin is 200 feet South of the intersection of Cumberland Avenue and Hanover Street, and running thence with the joint line of said lets, S. 58-40 E. 150 feet to an iron pin, corner of Lot No. 5; thence with the rear line of Lots Nos. 5 and 6, S. 31-20 W. 100 feet to an iron pin, joint rear corner of Lots Nos. 16 and 17; thence with the joint line of said lots, N. 58-40 W. 150 feet to an iron pin on Cumberland Avenue; thence with said Avenue N. 31-20 E. 100 feet to the beginning corner."

Being the same premises conveyed to the mortgagors by H. C. Dunn by two deeds recorded in Volume 336 at Pages 189 and 196.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and any other equipment or fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.