

USL—FIRST MORTGAGE ON REAL ESTATE

MORTGAGE

FILED
GREENVILLE CO. S. C.

MAY 11 4 45 PM 1966

OLLIE FARNSWORTH
R. M. C.

State of South Carolina

COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, R. Jones Clement and

Virginia W. Clement, (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, GREER, 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

Sixteen Thousand -----
DOLLARS (\$ 16,000.00), with interest thereon from date at the rate of Six (6%)
per centum per annum, said principal and interest to be repaid 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;

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, Chick Springs Township, on the west side of Clear View Drive Extension about two miles north of the City of Greer, being shown and designated as Lot No. 9 on a plat of property prepared for W. Dennis Smith by H.S. Brockman, Surveyor, dated September 14, 1957, recorded in Plat Book Vol. NN, at page 169, R.M.C. Office for said County, and according to said plat, having the following metes and bounds:

BEGINNING on a stake on the west side of Clear View Drive Extension, joint front corner of Lots Nos. 8 and 9, and running thence as dividing line between said lots, S. 89-29 W. 193.3 feet to a stake, corner of Lots Nos. 2 and 3; thence with the line of Lot No. 2, S. 0-10 E. 102.5 feet to a stake, corner of Lots Nos. 1 and 10; thence with the line of Lot No. 10, N. 88-17 E. 197 feet to a stake on the west edge of Clear View Drive Extension; thence therewith, N. 0-06 W. 110 feet to the point of beginning.

This is the same property conveyed to the mortgagors herein by Rita Price Peeples by deed dated May 10, 1966, to be recorded herewith.

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.