

USL—FIRST MORTGAGE ON REAL ESTATE

MORTGAGE

State of South Carolina

COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Ernest A. Williams

(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

Six thousand Six Hundred
DOLLARS (\$ 6,600.00), 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, in Chick Springs, Township, lying on the East side of the Jones Road, near the City limits of Greer and North therefrom, bounded on the North by lands of Lloyd E. Hunt, on the East and South by lands of Roy E. Collins, et al, and on the West by the Jones Road, having the following courses and distances, to wit: BEGINNING at a point in the center of the Jones Road, corner with Roy E. Collins, et al, formerly Dan D. Davenport, and runs thence with the line of this property S. 81.00 E. 18 feet to an iron pin on the East bank of the road and on original line; thence a new line S. 89.30 E. 161.8 feet to an iron pin on the former Caldwell line on the north edge of a new proposed road; thence with the former Caldwell line N. 2.44 E. 115 feet to an iron pin, new corner; thence S. 85.00 W. 200 feet to a point in the center of the Jones Road (iron pin back on line at 16.6 feet); thence with the center of said road S. 9.30 E. 92 feet to the beginning corner, and being all of that property conveyed to me by Lloyd E. Hunt by deed dated July 7, 1952, to be recorded herewith. (This is a purchase money mortgage);

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.