

BOOK 546 PAGE 510

USL—FIRST MORTGAGE ON REAL ESTATE

FILED  
GREENVILLE CO., S. C.

**MORTGAGE**  
NOV 20 5 03 PM 1952

State of South Carolina

COUNTY OF Greenville

OLLIE FARNSWORTH  
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, T. Clyde Farmer,

(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

**Twenty-two Hundred and Fifty -----**

DOLLARS (\$ 2250.00 ), 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, lying on the South side of a surface-treated road that leads from Washington School to Oneal, bounded by lands of S.D. McAbee Estate, lands now or formerly owned by John Green and others, containing Eleven and one-half (11.5) Acres, more or less, and having the following courses and distances:

Beginning at an iron pin in the center of intersection of said road and a community road, being the northwestern corner of the tract herein conveyed, and runs thence along and with the community road and line of McAbee land, S. 32.50 W. 377 feet to bend in road; thence continuing with said community road, S. 28.45 W. 334 feet to an iron pin; thence along line of McAbee land, S. 41.30 E. 566 feet to an iron pin on line of John Green land; thence N. 30.15 E. 984 feet, more or less, to the center of the road leading from Washington School to Oneal; thence with the center of said road, N. 71.10 W. 535 feet, more or less, to the beginning corner.

This is the same property conveyed to T. Clyde Farmer by deed of S.D. McAbee, Jr., recorded in the R.M.C. Office for Greenville County.

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.