

USL—FIRST MORTGAGE ON REAL ESTATE

JUN 23 3 02 PM 1953

MORTGAGE

OLLIE FARNSWORTH
R.M.C.

State of South Carolina

COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Robert Eugene Smith,

(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

Eight Hundred -----

DOLLARS (\$ 800.00), 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 east side of the Pelham Road (Highway No. 14) about 3 miles southwest from the City of Greer, containing 1 acre, more or less, and having the following courses and distances, to wit:

Beginning in the center of said road, corner of Lots Nos. 3 and 4, and running thence along line of same, S. 88.45 E. 240 feet to an iron pin; thence a new line, S. 13.23 E. 200.4 feet to an iron pin; thence N. 88.45 W. 210 feet to the center of the said road; thence along the road, N. 21.50 W. 210 feet to the beginning corner.

The above described lot is a part of Tract No. 3 of the S.R. Smith property, and is the same conveyed to Robert Eugene Smith by deed of Gordon Smith, recorded in the R.M.C. Office for Greenville County.

This is a second mortgage to one now held by the said Greer Federal Savings and Loan Association.

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