

FIRST MORTGAGE ON REAL ESTATE

**MORTGAGE**

STATE OF SOUTH CAROLINA,  
COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, W. D. Abercrombie,

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto LAURENS FEDERAL SAVINGS AND LOAN ASSOCIATION, LAURENS, 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 - - - **EIGHTY-SEVEN HUNDRED AND no/100** - - - - -  
DOLLARS (\$ 8700.00 ), 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, Fairview Township, Town of Fountain Inn with the following metes and bounds, according to a plat and survey made by C. O. Riddle, Surveyor, dated April 6, 1953, to-wit: Beginning at an iron pin, joint corner with lot of W. D. Abercrombie, running thence along line of land of J. B. Gault N. 57-05 W. 255 feet to an iron pin in the edge of a New Street; thence with said New Street N. 41-40 E. 86 feet to an iron pin, corner of Lot No. 2 as shown on said Plat, property of J. B. Gault; thence with the joint line of Lot No. 2 S. 57-05 E. 242 feet to an iron pin, joint corner with land of James M. Taylor and Lot of W. D. Abercrombie S. 33-15 W. 85 feet to an iron pin, the point of beginning, known and designated on said Plat as Lot No. 3, and bounded by other lands of J. B. Gault, New Street, lands of James M. Taylor and lot of W. D. Abercrombie. (The Plat within referred to is to be recorded and is of property of Babe Gault, J. B. White and W. D. Abercrombie)."

This being the identical land conveyed to the mortgagor by J. B. Gault by deed dated April 15, 1953 and recorded in the office of the R. M. C. for Greenville County in Deed Book 476, Page 413.

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.

*Handwritten notes and signatures at the bottom of the page, including a signature that appears to be "W. D. Abercrombie" and some illegible scribbles.*