

STATE OF SOUTH CAROLINA
 COUNTY OF GREENVILLE

SEP 13 12 13 PM 1955 MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

ANGUS M. MARCHBANKS (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto
P. W. HUNTER
 (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

Seventeen Hundred and no/100 - - - DOLLARS (\$ 1700.00),

with interest thereon from date at the rate of **five** per centum per annum, said principal and interest to be repaid: \$200.00 plus interest on the 1st day of April, 1955, and \$200.00 plus interest on the 1st day of April during each succeeding year thereafter until paid in full.

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 pursuant to the covenants herein and also in consideration of the further sum of Three (\$3.00) Dollars 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, his heirs, 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 in Austin Township, about six miles East of Simpsonville, South Carolina, near Clear Springs Church, and known as tracts four (4) and five (5) on a plat of property made for W. O. Lewis by J. Q. Bruce, Surveyor, September 29, 1953, recorded in Plat Book FF at Page 134 in the R.M.C. Office for Greenville County and having according to said plat the following metes and bounds to-wit:

"BEGINNING at a nail or stopper in the center of a surface treated road at the joint corner of tracts 7 and 6 and running thence S. 85 W. 1007 feet, more or less, along the northern line of tract seven (7) to a point on the outside boundary; thence N. 7-30 W. 415 feet to a point on the southern side of a branch; thence north up the branch N. 32 E., 80 feet to a stake in the branch; thence N. 50-15 W. 1807 feet to the said road, more or less; thence S. 53-22 E. 297 feet to a nail in center of road; thence S. 78-06 E. 400 feet to a nail in the road; thence N. 89-40 E. 400 feet to a nail in the center of said road; thence N. 69-54 E. 500 feet to a nail; thence N. 72-26 E. 344 feet to a Culvert Bridge on the said road; thence S. 64-01 E. 233 feet to a nail; thence S. 44-13 E. 600 feet along the center of the said road; thence S. 17-14 E. 270 feet; thence S. 8-05 W. 500 feet; thence S. 11-15 W. 300 feet along the center of the road and to the beginning corner and containing 19.3 acres, more or less, in tract four (4) and 27.8 acres, more or less, in tract five (5).

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.