

USL—FIRST MORTGAGE ON REAL ESTATE

FILED
GREENVILLE CO. S. C.

MORTGAGE

FEB 5 1 21 PM

State of South Carolina

COUNTY OF Greenville

OLLIE FARNSWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Rispah T. Barnwell,

(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 THOUSAND - - - - -
DOLLARS (\$8,000.00), with interest thereon from date at the rate of Five (5%)
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, located on the southwest side of Mimosa Drive, formerly Greer Mill Road, in the City of Greer, having the following courses and distances:

BEGINNING on an iron pin on the southwest side of Mimosa Drive, corner of lot now or formerly owned by Clyde Smith, and runs thence with the line of that lot, S. 49.10 W. 220 feet to an iron pin, joint corner of the Smith lot and on line of property formerly owned by Haynsworth and Burgess, now Bennett; thence with said line, S. 43.15 E. 130 feet to an iron pin, corner of M.H. McGarity lot; thence with McGarity line, N. 42.40 E. 220.4 feet to an iron pin on the southwest side of Mimosa Drive; thence therewith N. 43.15 W. 105 feet to the beginning corner, and being all of that property conveyed to the mortgagor by B.S. Arant, by deed dated January 15, 1946, recorded in the R.M.C. Office for Greenville County in Vol. 287, page 380.

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.