

FEB 25 3 16 PM 1957

USL—FIRST MORTGAGE ON REAL ESTATE

OLLIE FARNSWORTH
R. M. C.**MORTGAGE**

State of South Carolina

COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, Sarah K. Howard and Steve L. Howard,

(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-ONE HUNDRED -----
DOLLARS (\$ 2100.00), 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, in O'Neal Town-ship, located four miles north of Greer, lying on the south of the Gap Creek Road and being known and designated as Tracts 1, 2 and 3 on a plat made for Caswell L. Cooper by H.S. Brockman, Surveyor, dated February 9, 1957, and recorded in Plat Book EE, page 193, R.M.C. Office for Greenville County, and having the following metes and bounds, to-wit:

BEGINNING at a stake on the south side of the said road (stake off 15 feet) at the front corner of Tract No. 1 and property of Mrs. Agnes Holliday and running thence S. 3.12 E. 573 feet along the line of the Holliday property; thence S. 5.50 W. 1465 feet still with Holliday property to Paul Green property; thence S. 85.45 E. 350 feet along the Green property; thence N. 5.50 E. 660 feet along the McCarson property; thence N. 18.00 E. 1050 feet still with the McCarson property to a stake on Gap Creek Road; thence N. 60.12 W. 730 feet along the center of the said road to the beginning corner and containing 18.67 Acres, more or less.

This is the same property conveyed to Sarah K. Howard and Steve L. Howard by Caswell L. Cooper, by deed to be recorded herewith.

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.