

USL—FIRST MORTGAGE ON REAL ESTATE

## MORTGAGE

State of South Carolina  
 COUNTY OF Greenville

RECORDED  
 GREENVILLE CO. S.C.  
 MAR 3 1 34 PM 1958

OLLIE F. WORTH  
 R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: **We, J.C. Towell and Mary L. Towell,**

(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 **Fourteen Thousand -----**

**DOLLARS (\$ 14,000.00 )**, with interest thereon from date at the rate of **Five and one-half (5½%)** 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 corner of Oakdale Avenue and Laurel Road in the City of Greer, and being Lot No. 47 of Burgiss Hills according to survey and plat by Piedmont Engineering Service, recorded in Plat Book "Y", pages 96 and 97, R.M.C. Office for Greenville County, and having the following courses and distances, to-wit:

**BEGINNING** at an iron pin on the east side of Oakdale Avenue, corner of Lots Nos. 47 and 48, and running thence along the line of said lots, N. 61-35 E. 164.6 feet to an iron pin, corner of Lot No. 46; thence along the line of Lot No. 46, N. 51-12 W. 179.5 feet to an iron pin on the edge of Laurel Road; thence along said Road, S. 38-48 W. 65.5 feet; thence a curving line along Laurel Road, the chord of which is S. 19-19 W. 43 feet; thence S. 28-25 E. 110 feet along Oakdale Avenue to the beginning corner;

This is the same property conveyed to J.C. Towell and Mary L. Towell by deed of Burgiss Hills, Inc., recorded in Vol. 591, page 111, R.M.C. Office for Greenville County.

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.