

USL—FIRST MORTGAGE ON REAL ESTATE

APR 18 4 07 PM 1958

MORTGAGE

OLLIE FARNSWORTH
R. M. C.

State of South Carolina

COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: **We, Roger S. Mullinax and Esther D. Mullinax,**

(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

FIVE THOUSAND SIX HUNDRED DOLLARS (\$5,600.00), 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 the City

of Greer and in Chick Springs Township, known and designated as Lot No. 63 on a plat of Development No. 2 of the Victor-Monaghan Company, Greer Plant, Greer, S.C., said plat being recorded in Plat Book "P", at page 119, in the R.M.C. Office for Greenville County, and having the following courses and distances:

BEGINNING on an iron pin on the south side of Maryland Ave., joint corner of Lots Nos. 62 and 63, and run thence with the common line of these lots S. 35-21 W. 250.6 feet to iron pin on right-of-way of P & N Ry.; thence with said R.R., S. 72-22 E. 119.2 feet to an iron pin; thence N. 35-21 E. 204.5 feet to iron pin on Maryland Ave.; thence with said Ave. N. 54-39 W. 110 feet to the beginning corner, and being the same property conveyed to Roger S. Mullinax and Esther D. Mullinax by deed of Alma Finley West, of even date, 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.

Greer Federal Savings & Loan Association
R. M. C. Office for Greenville County