

FEB 16 1 22 PM 1959

USL—FIRST MORTGAGE ON REAL ESTATE

OLLIE H. NEWORTH
MORTGAGE

State of South Carolina

COUNTY OF GreenvilleTO ALL WHOM THESE PRESENTS MAY CONCERN: **Walton S. Wakefield,**

(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

Fifty-two Hundred -----
DOLLARS (\$ **5200.00**), 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, Chick Springs Township, on the corner of Church Street and Few Street in the City of Greer, and being the homeplace of the late Mamie F. Wakefield, and being designated as Lot No. 1-A on a plat of the Wakefield Estate by H.S. Brockman, Surveyor, and having the following courses and distances, to-wit:

BEGINNING at an iron pin at the intersection of Church Street and the sidewalk of Few Street, and running thence along the south side of Church Street, N. 74-04 W. 66.7 feet to an iron pin; thence S. 31-06 W. 72.1 feet to an iron pin, corner of Lot No. 1-B; thence along the line of Lot No. 1-B, S. 58-20 E. 63.3 feet to an iron pin at the sidewalk of Few Street; thence along said sidewalk, N. 31-40 E. 90 feet to the beginning corner.

This is the same property conveyed to Walton S. Wakefield by deed of John Herman Wakefield, et al., recorded in the R.M.C. Office for Greenville County.

ALSO, ALL that other certain parcel or lot of land adjoining that above described, and being Lot No. 1-B of the Wakefield Property, and having the following courses and distances, to-wit:

BEGINNING at an iron pin on the sidewalk of Few Street, corner of Lots Nos. 1-A and 1-B and running thence along the line of said lots, N. 58-20 W. 63.3 feet to an iron pin; thence S. 31-06 W. 50 feet to an iron pin, corner of the T.C. Wakefield lot; thence along line of same, S. 58-20 E. 62.8 feet to an iron pin on the sidewalk of Few Street; thence along said sidewalk, N. 31-40 E. 50 feet to the beginning.

This is the same property conveyed to Walton S. Wakefield by deed of Mrs. M.F. Wakefield recorded in Deed Book 535, page 87, 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.