

USL—FIRST MORTGAGE ON REAL ESTATE

**MORTGAGE**

GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, INC.

State of South Carolina  
 COUNTY OF Greenville

JUN 4 3 39 PM 1953

CLERK

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Donald N. Black,

(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

Ninety-three Hundred -----  
 DOLLARS (\$ 9300.00 ), 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, Oneal Township, on the east side of the McElhany Road near Washington Baptist Church, bounded by lands of Dan Rae and others, and containing 12.78 acres, more or less, and having the following courses and distances, to-wit:

BEGINNING at a point in the center of the McElhany Road (stone on east bank of the road); thence S. 56-16 E. about 889 feet to a stake in branch and on line of Wesley Bailey; thence up the branch as the line, N. 38-39 E. 187 feet to an iron pin in the branch, Bailey and Ross corner; thence continuing up the branch as the line, N. 64-47 E. 300 feet to a bend; thence N. 19-00 E. 202.5 feet to a bend; thence N. 34-23 E. 94.5 feet to an iron pin, Ross and Ray corner; thence N. 22-12 E. 140.8 feet to a bend; thence N. 37-05 E. 106 feet to a stake at intersection of two branches; thence N. 56-35 W. 1166 feet to a point in the center of the McElhany Road (iron pin on the east bank of the road, corner with L.C. Green;) thence along and with the center of said road and with line of Clary and Morgan S. 21 E. 200 feet and S. 28-00 W. 665.5 feet to the beginning.

boundary

There has been conveyed from the above described tract 9.6 acres, more or less, to D.N. Wilson, leaving approximately 12.8 acres mortgaged herein.

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.

*[Handwritten notes and signatures at the bottom of the page, including the name "Donald N. Black" and a date "June 4, 1953".]*