

USL—FIRST MORTGAGE ON REAL ESTATE

SEP 22 4 30 PM 1959

**MORTGAGE**

State of South Carolina

COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, O.F. Anders,

(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 **Two Thousand -----**

DOLLARS (\$ 2,000.00 ), 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, Austin-Butler Township, located on the south side of Peters Creek, bounded on the east by lands of John B. Tate, on the south by C.F. Verdin (formerly lands of the L.A. Fowler Estate) and on the west by R.C. Kendrick, and more fully described as follows:

BEGINNING at a stone (iron pin) in the center of settlement road entering the farm, corner of M.G. Verdin and Estate of Mrs. Gertrude F. Verdin, and running thence S. 84 W. 7.75 to a stone; thence S. 83-15 W. to a stone; corner of R.C. Kendrick; thence along Kendrick's line, N. 19 W. 20.00 chains to a point in center of Peters Creek, poplar on south bank; thence down the meanders of said creek, N. 81-30 E. as the line 3.35 to bend; thence still down the center of said creek as the line, N. 66 E. 7.78 to a point in the center of the creek, M.G. Verdin corner; thence along Verdin line, S. 11-45 E. 22.09 to the beginning corner, containing 20.20 acres, more or less, according to a copy of plat of survey made for the Federal Land Bank of Columbia, by R.E. Dalton, Surveyor, on June 20, 1919.

Together with all of that easement or right-of-way which was conveyed to J.T. and Ola C. Cromer by M.G. Verdin and C.F. Verdin, November 8, 1941, recorded in Deed Book 240, page 325, R.M.C. Office for Greenville County.

This is the same property conveyed to the mortgagor by O.P. Anders as appears by reference to deed on record in the 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.

*Filed Oct 31, 1959  
Greer Federal Savings & Loan Assoc.*

# 13361 SATISFIED AND CANCELLED BY  
RECORDED 3 NOV 59  
*Allie Farnsworth*  
AT 9:4 am A.M.

*By: Donald S. Robinson  
res & fees  
Elizabeth C. Crain  
Mary Henderson*