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FIRST MORTGAGE ON REAL ESTATE



STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, Bobby Ray Patton and
Mrs. Ollie Farnsworth
R. M. C.
Elizabeth Patton, (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto LAURENS FEDERAL SAVINGS AND LOAN ASSOCIATION, LAURENS, 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 Ten Thousand and No/100

DOLLARS (\$ 10,000.00), with interest thereon from date at the rate of seven (7 %) 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 furthersums 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 Oaklawn Township, containing .50 acre, more or less, and shown as follows on plat by J. Mac Richardson, December, 1958: BEGINNING at iron pin on Southwesterly side of Slatton Shoals Road, running thence with road South 32-30 East 128.1 feet to iron pin, thence crossing said road North 64 East 38 feet to iron pin, thence North 64 East 151 feet to iron pin, thence North 33-53 West 110.2 feet to iron pin, thence South 69-12 West 151 feet to iron pin on the Northeasterly side of Slatton Shoals Road, thence crossing said road South 69-12 West 38 feet to the beginning.

The foregoing land was conveyed to mortgagors by deed of James C. Alverson, July 23, 1960, and recorded in the R. M. C. Office for said County in Deed Book 655 at page 228.

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.