

USL - FIRST MORTGAGE ON REAL ESTATE

MORTGAGE

State of South Carolina

COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, Charles R. Gosnell and Gladys E. Gosnell,

(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

One Thousand (\$1000.00)

DOLLARS (\$ 1,000.00), 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 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 South side of the Gibbs Shoals Road about 2 miles southward from the City of Greer, containing 1.15 Acres, more or less, and having courses and distances according to survey and plat by John A. Simmons, Registered Surveyor, dated September 23, 1961, as follows, to wit: Beginning at an old nail in the center of the Gibbs Shoals Road at Dillard Drive, and running thence along line of Mrs. Tom Smith property, S. 52-40 E. 127 feet to old stone and iron pin; thence S. 26-25 E. 172.5 feet to iron pin in branch; thence down the branch, S. 61-37 W. 113.9 feet and S. 74-53 W. 83.3 feet to center of concrete culvert at a new road; thence along said road, N. 27-55 W. 100 feet and N. 30-45 W. 122.5 feet to nail in center of Gibbs Shoals Road; thence along said road, N. 46-45 E. 100 feet and N. 41-05 E. 59.7 feet to the beginning corner.

This is the same property conveyed to the Mortgagors by deed of J.D. Smith, recorded in Deed Book 683, page 161, 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.

paid Jan. 30, 1962.

Greer Federal Savings + Loan Assoc.

By: Donald S. Robinson

Sec. - Treas.

Witness:

Donald J. Embrey

Wanda D. Smith

Handwritten notes and signatures at the bottom right, including a date of 1962 and a signature that appears to be "Sanow".