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U.S.L. - FIRST MORTGAGE ON REAL ESTATE

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RECORDED

1962 MAY 28 PM 4:55

R. M. C.

MORTGAGE

State of South Carolina

COUNTY OF Spartanburg and Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Susan J. Shumaker, formerly Susie Jackson, (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 Ten Thousand and Two Hundred DOLLARS (\$ 10,200.00), 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 her 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 Spartanburg, Beech Springs Township, near the City of Greer and northeast therefrom, lying on the east side of John Street, being shown as Lots Nos. 57 and 58 on a plat made for Mrs. Emma K. Cannon Estate by H.L. Dumahoo, Surveyor, dated November 7-10, 1950, recorded in the R.M.C. Office for Spartanburg County, in Plat Book No. 26, at pages 488-491, inclusive, having the following courses and distances, to-wit:

BEGINNING on an iron pin on the east side of John Street, joint corner of Lots Nos. 56 and 57, on said plat, and runs thence with the margin of said street, N. 11 E. 140 feet to a stake, corner of Lot No. 59; thence with the common line of Lots Nos. 58 and 59, S. 79 E. 279 feet to a stake; thence S. 11 W. 140 feet to a stake; thence N. 79 W. 279 feet to a stake on the east side of John Street; thence with the margin of said street, N. 11 E. 140 feet to the beginning corner.

This is the same property conveyed to the mortgagor herein by Edmond L. Greene by deed of even date, to be recorded herewith.

ALSO, all of that parcel or tract of land in Chick Springs Township, Greenville County, lying on the south side of a county road which leads eastwardly from the St. Mark Road, containing 15 acres, more or less, and being all of that tract of land, with residence located thereon, devised to the mortgagor by the late W.B. Williams, whose will appears on file in the Probate Court for Greenville County, and being all of the remainder of tract of land owned by the late W.B. Williams at the time of his death which was conveyed to him by V.W. Crowder by deed dated Jan. 8, 1926, recorded in the R.M.C. Office for Greenville County in Deed Book 106, at page 345. Reference to said deed and record of deeds of conveyances made by the late W.B. Williams is expressly made for determination of exact boundaries of remaining tract conveyed by this mortgage.

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.

For Satisfaction See R. E. M. Book 1116

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Ellen Farnsworth

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