

FIRST MORTGAGE ON REAL ESTATE

MORTGAGE

State of South Carolina

COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, Louis A. Smith and Grace

Smith, (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 DOLLARS (\$ 1,000.00), 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 Mortgagee 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 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 south side of the Gap Creek Road about four miles northeast of the City of Greer, being a portion of that property shown on plat made for the mortgagor by John A. Simons, Surveyor, dated March 9, 1962, recorded in Plat Book 144, page 23, R.L.C. Office for Greenville County, and having the following courses and distances:

BEGINNING at a point in the center of the Gap Creek Road (old nail), corner with the Robert Hosteller estate lands, and run thence with that line approximately 650 feet to the center of the Duke Power Company right-of-way; thence along the center of the Duke Power Company right-of-way in a northeasterly direction approximately 750 feet to a point on line of property now or formerly owned by John Howard; thence with his line Due North 200 feet, more or less, to the old iron pin in Gap Creek Road (iron pin on bank at 15 feet); thence along said street (the center thereof), N. 52-37 W. 411 feet to the beginning, containing 3.26 acres, more or less.

This is a portion of that property conveyed to Louis A. Smith and Grace A. Smith by Robert Hosteller Holliday by deed recorded in Deed Book 394, page 149, R.L.C. Office for Greenville County.

This mortgage is in addition to one now held by the said Greer Federal Savings and Loan Association.

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 thereon 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
Feb. 26, 1964
Greer Federal Savings
& Loan Assoc.
By: Donald S. Robinson
Sec. Treas.

Witness:
Glenda C. Baker
Gail E. Smith

SATISFIED AND CANCELLED BY REC'D
92 MAR 2 1964
Walter Tarnsworth
R. M. C. TITLE INSURANCE CO.
AT 101 C. ST. N. W. ATLANTA, GA.