

3:28 P.M.
R.M.C.

BOOK 1031 PAGE 463

USL—FIRST MORTGAGE ON REAL ESTATE

MORTGAGE

State of South Carolina

COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Doyle F. Rumsey

(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

Fifteen Thousand One Hundred Eighty-eight -----
DOLLARS (\$ 15,188.00), with interest thereon from date at the rate of Six & three-fourths
(6-3/4%)
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 Buddy Avenue near Pleasant Grove Baptist Church, about one mile southward from the City of Greer, and being Lot No. 18 of WOODLAND HEIGHTS, property of I.M. Wood Estate, and according to survey and plat by H.S. Brockman, Surveyor, dated October 28, 1955, recorded in Plat Book GG, page 151, R.M.C. Office for Greenville County, and having the following courses and distances, to-wit:

BEGINNING at an iron pin at the joint front corner of Lots Nos. 17 and 18 and in the southern line of Buddy Avenue, and running thence along the joint line of said lots, S. 39-15 E. 190 feet to an iron pin at the joint rear corner of said lots; thence N. 45-18 E. 100 feet to an iron pin at the joint rear corner of Lots Nos. 18 and 19; thence along the joint line of said lots, N. 39-15 W. 190 feet to an iron pin at the joint front corner of said lots and in the southern line of Buddy Avenue; thence along the southern line of said avenue, S. 45-18 W. 100 feet to an iron pin at the beginning corner.

This is the same property conveyed to the mortgagor herein by Azalee H. Jackson by deed ~~of record~~ recorded ~~herewith~~ in the R.M.C. Office for Greenville County in Deed Book 718, Page 113.

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.

5th Feb 80

10:29 A 23903

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 69 PAGE 1449