

SEP 19 4 58 PM 1967

BOOK 1039 PAGE 515

USL—FIRST MORTGAGE ON REAL ESTATE

THE FARMERS' TRUST
MORTGAGE

State of South Carolina }
COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Tommy J. Crain,

(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 and Four Hundred and Eighty----- DOLLARS (\$15,480.00), 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, being known and designated as Lot No. 139 of a subdivision known as Colonial Hills, Section No. 3, as shown on a plat thereof prepared by Piedmont Engineers and Architects, dated May 7, 1965, recorded in the R.M.C. Office for Greenville County in Plat Book BBB, at page 91, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Ardmore Drive, joint front corner of Lots Nos. 138 and 139, and running thence with the joint line of said lots, N. 6-19 W. 170 feet to an iron pin at the corner of Lot No. 118; thence along the line of Lot 118, S. 76-20 W. 85.2 feet to an iron pin at the joint rear corner of Lots Nos. 139 and 140; thence with the joint line of said lots, S. 1-19 E. 170 feet to an iron pin on the northern side of Ardmore Drive; thence with the northern side of Ardmore Drive, N. 77-48 E. 100 feet to the point of beginning.

This property is conveyed subject to any restrictions or easements that may appear of record, on the recorded plat, or on the premises.

This is the identical property conveyed to Tommy J. Crain by deed of J. R. Medlock to be recorded herewith.

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 TO THIS MORTGAGE SEE
SATISFACTION BOOK 35 PAGE 554

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