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FIRST MORTGAGE ON REAL ESTATE

CLLIE E. NEWBORTH  
**MORTGAGE**

BOOK 1077 PAGE 552

STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Arthur J. McKinney, Jr.

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto LAURENS FEDERAL SAVINGS AND LOAN ASSOCIATION, LAURENS, 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 SEVEN THOUSAND AND NO/100  
DOLLARS (\$ 7000.00 ), with interest thereon from date at the rate of as provided in said note  
( % ) per centum per annum, said principal and interest to be repaid as therein stated, except that the final

payment of principal and interest shall be due on Dec. 1, 1981, 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 furthersums 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, on the southeastern side of Dale Drive, being shown and designated as Lot # 13 on Plat of property of E. Godfrey Webster, made by W. J. Riddle, Surveyor on October of 1950. Said Plat recorded in Plat Book Z at page 141, and the lot has the following metes and bounds according to said Plat: BEGINNING at a stake on the southern corner of Dale and Ellison Streets S. 55-30 E. 160.1 ft. to a stake; thence S. 34-30 W. 70 ft. to a stake on the joint corner with Lot # 13; thence with the line of Lot # 14 N. 55-30 W. 172 ft. to stake on Dale Drive; thence with the southeast side of Dale Drive N. 44-15 E 71 ft. to the beginning point. This being the identical property conveyed to the mortgagor by deed of Homer S. Ballentine, dated May 10, 1951, and recorded in Deed Book 436, at page 4.

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.