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GREENVILLE, CO. S. C.

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USL—FIRST MORTGAGE ON REAL ESTATE

OLLIE FARNSWORTH  
R.M.C.  
MORTGAGE

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern: We, Edward Fleming and

Gennell Fleming, - - -

(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

-- Eighteen Thousand & No/100 --

DOLLARS (\$18,000.00), with interest thereon from date at the rate of seven and three-fourths 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, Glassy Mountain Township, near Glassy Mountain Church, on the Western side of S. C. Highway that leads into Highway No. 11, and being shown and designated as Tract No. 2 on plat of property made for William H. Moon by Terry T. Dill, Surveyor, dated January 16, 1971, and having the following metes and bounds, to-wit:

BEGINNING the center of said highway at the northeast corner of Tract No. 3, and runs thence with Tract No. 3, N. 79-30 W. 144 feet and N. 72-30 W. 260 feet to an iron pin on Leo Pittman line; thence S. 4-00 E. 426 feet along said line to iron pin at the rear corner of Tract No. 1; thence as the common line of Lot No. 1, N. 82-30 E. 380 feet to center of said highway; thence with said highway, N. 11-30 W. 130 feet and N. 5-38 E. 137 feet to the beginning corner, and containing three (3) acres, more or less.

This is the same property conveyed to the mortgagors by deed of W. H. Moon and O. Tancy Moon, dated May 3, 1971, and recorded in Deed Book 914, page 455, R. M. C. Office for Greenville County.

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.