

GREENVILLE CO. S. C.

OCT 26 11 38 AM '71

USL—FIRST MORTGAGE ON REAL ESTATE ALLIE FARNSWORTH
R. M. C.

BOOK 1211 PAGE 103

MORTGAGE

State of South Carolina }

COUNTY OF GREENVILLE

To All Whom These Presents May Concern: We, Richard R. Joye and

Patricia F. Joye

(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 Thirty Five Thousand and No/100-----
DOLLARS (\$ 35,000.00), with interest thereon from date at the rate of seven and one-half (7-1/2%) 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 _____"

All that certain piece, parcel or lot of land situate, lying and being at the Southeastern corner of the intersection of North Warwick Road and Hathaway Circle, in Paris Mountain Township, near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 120 of a subdivision known as Stratford Forest, and having according to a plat of said subdivision prepared by Piedmont Engineering Service, dated February 25, 1957, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book KK at page 89, the following metes and bounds:

BEGINNING at an iron pin on the Eastern side of North Warwick Road at the joint corner of Lots Nos. 119 and 120 and running thence with the line of Lot No. 119 N. 57-14 E. 196.7 feet to an iron pin; thence with the line of Lot No. 121 N. 44- 22 E. 109.3 feet to an iron pin; thence continuing with the line of Lot No. 121 N. 11-55 W. 93.2 feet to an iron pin on the Southern side of Hathaway Circle; thence with the Southern side of Hathaway Circle N. 57-48 W. 56.2 feet to an iron pin; thence continuing with the Southern side of Hathaway Circle N. 60-25 W. 170.7 feet to an iron pin; thence with the curve of the intersection of Hathaway Circle and North Warwick Road S. 71-08 W. 39.8 feet to an iron pin on the Eastern side of North Warwick Road; thence with the Eastern side of North Warwick Road the following courses and distances: S.22-41 W. 88.8 feet to an iron pin, thence S. 7-10 W. 100 feet to an iron pin, thence S. 9-55 E. 100 feet to an iron pin, thence S. 22-30 E. 105.4 feet to the point of beginning.

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.