

FIRST MORTGAGE ON REAL ESTATE FILED
 GREENVILLE CO. S. C. MORTGAGE
 3:40 PM

STATE OF SOUTH CAROLINA, 1970

COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Brenda C. Roberts,

(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 Twelve Thousand and No/100 DOLLARS (\$ 12,000.00), with interest thereon from date at the rate provided for in said note, said principal and interest to be repaid as therein stated, except that the final payment of principal and interest shall be due on

March 1, 1992, 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, in Oaklawn Township, lying on the South side of Old Pelzer Road at its intersection with Williams Road, and having, according to a plat by Carolina Engineering and Surveying Company, recorded November 19, 1970 in Deed Book 903, at Page 228, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of Old Pelzer Road at its intersection with Williams Road and running thence S. 73-15 E. 250 ft.; thence S. 48-37 W. 263.3 ft. to an iron pin; thence N. 46-33 W. 200 ft. to an iron pin in Williams Road, an iron pin being on the East side of said road approximately 15 feet from the pin in the road; thence with the East side of Williams Road, N. 43-27 E. 150 feet to an iron pin; the point of beginning; being a portion of that tract of land conveyed to Hattie H. Chapman by deeds of record in Deed Book 423, at Page 389, and Deed Book 632, at Page 300, and the identical property conveyed by Hattie H. Chapman by deed to Branda C. Roberts, dated and recorded on November 23, 1970, in the Office of the Register of Mesne Conveyance for Greenville County in Deed Book 903 at Page 227."

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.