

GREENVILLE CO. S. C.

SEP 26 11 18 AM '72

BOOK 1250 PAGE 592

USL—FIRST MORTGAGE ON REAL ESTATE

ELIZABETH RIDDLE  
R.M.C.

**MORTGAGE**

State of South Carolina

COUNTY OF Greenville

To All Whom These Presents May Concern: That We, Howard Thomason, Jr., and Margaret W. Thomason (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 Thirteen Thousand Two Hundred and no/100 DOLLARS (\$ 13,200.00 ), with interest thereon from date at the rate of Seven & 3/4 (7 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, Oneal Township, about 5 miles North from Greer on the Northeast side of SC Highway No. 135, also known as McElhaney Road, near Washington Baptist Church, containing 17.52 acres, more or less, including 2.24 acres in Duke Power right-of-way and being shown and designated on a survey entitled "Property of M. L. Cox Estate", dated August 1, 1972, by Jon A. Simmons, Surveyor, recorded in Plat Book 4-U, at page 51, R. M. C. Office for Greenville County, and having, according to said plat, the following metes and bounds, to-wit: -

BEGINNING at a nail and cap in the center of S.C. Highway No. 135 (iron pin Back at 40.2 feet) and running along and with the center of S.C. Highway No. 135, S. 29-58 W. 488 feet, S. 31-18 W. 100 feet, S. 36-54 W. 100 feet, S. 41-24 W. 100 feet, S. 42-09 W. 100 feet, S. 45-34 W. 100 feet, S. 51-58 W. 108.1 feet; thence leaving S. C. Highway No. 135 and running thence S. 67-15 E. 27.8 feet to an iron pin; thence S. 77-03 E. 966 feet to a cedar stump; thence N. 40-17 E. 272.5 feet to an iron pin; thence N. 44-23 E. 365 feet to an iron pin; thence N. 49-53 W. 983.7 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.