

USL—FIRST MORTGAGE ON REAL ESTATE

**MORTGAGE**

State of South Carolina

COUNTY OF GREENVILLE

FILED  
GREENVILLE CO. S. C.  
DEC 1 1936 PM 17  
ELIZABETH HIDDLE  
R.H.D.

To All Whom These Presents May Concern:

James M. McCoy (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 Twelve Thousand and No/100ths----- DOLLARS (\$ 12,000.00 ), 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, Chick Springs Township, lying on the southern side of the old Chick Springs Road and on the eastern side of a new road leading from the said Chick Springs Road to the Greer-Brushy Creek Road, and being a part of the tract of land that was conveyed to G. D. Collier by deed from Charles S. Hammett, Executor of the Last Will and Testament of W. A. Hammett, deceased, and having the following courses and distances, to-wit:

BEGINNING on a stake in the southeast intersecting corner of the said two roads and runs thence with the eastern ditch line of said new road, S. 26-00 E. 150 feet to a stake in the eastern ditch line; thence N. 64-00 E. 3 feet to a stake on the eastern bank of the road; thence continuing with the same course for a total distance of 150 feet to a stake; thence N. 26-00 W. 154 feet to a stake on the edge of the Chick Springs Road; thence with the southern edge or ditch line of said road, S. 62-42 W. 150 feet to the beginning corner, containing 0.52 acres, more or less.

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.