

USL—FIRST MORTGAGE ON REAL ESTATE

MAR 8 3 30 PM '73

DEED MORTGAGE
R. M. C.

REGULATION
COMPLIED WITH

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern: I, Charles D. Strange,

(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 FIVE HUNDRED AND NO/100 - - - - -
DOLLARS (\$ 13,500.00 - -) 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 the e 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, on the south side of of a 50 foot wide road, about 3 miles northwest of Greer, in Oneal Township, and having the following courses and distances, to-wit:

BEGINNING at an iron pin on the south side of said road and which iron pin is at the northeast corner of the Charles Strange lot as shown on plat prepared by H. S. Brockman, Reg. Surveyor, dated December 15, 1965, and which plat is recorded in Plat Book EGG, Page 416, R. M. C. Office, Greenville County; and running thence with the south side of said road S. 85-28 W. 139 feet, more or less, to Lot No. 5 of the R. B. Mason Estate property as shown on plat prepared by H. S. Brockman, Reg. Surveyor, dated June 14, 1956, and which plat has been recorded in the R. M. C. Office, Greenville County in Plat Book LL, Page 195; and running thence with the easternly property line of said Lot No. 5 S. 2-34 W. 250 feet, more or less, to the new Duke Power Tower Line right of way as shown on the first above mentioned plat; thence with said Duke Power Tower Line right of way N. 88-28 E. 137 feet, more or less, to the Mrs. Marie M. Strange property line as shown on the first above mentioned plat; thence N. 3-57 E. 272 feet to the beginning point.

This being a part of the property which was conveyed to mortgagor herein by Marie M. Strange by deed dated December 20, 1965, and recorded in Volume 801, Page 199, R. M. C. Office, Greenville County. And being all of the property which was conveyed to mortgagor herein by Marie M. Strange by said deed dated December 20, 1965, which lies on the north side of the said new Duke Power Tower Line as shown on said plat and which was conveyed to Marie M. Strange by R. B. Mason by deed recorded in Volume 191, Page 325, R. M. C. Office, Greenville County. For a more particular description, see the aforesaid plats.

ALSO: All that certain parcel or lot of land situated on the south side of Tower Drive leading westward from State Highway No. 101, about three miles from the City of Greer, Oneal Township, Greenville County, State of South (Cont.) *C.D.S.*

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.