

USL—FIRST MORTGAGE ON REAL ESTATE

FILED
GREENVILLE CO. S. C.
SEP 21 9 1971
MORTGAGEDONNIE S. TANKERSLEY
R.H.C.

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern: We, Kerry C. Chastain and Carolyn W. Chastain, (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

----- TWENTY-NINE THOUSAND FIVE HUNDRED AND NO/100 -----
DOLLARS (\$29,500.00 - -), with interest thereon from date at the rate of - - - eight (8%) -
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, on the western side of Highway No. 14 about 1 1/2 miles southwest of Gowensville, containing 7.1 acres, more or less, being a part of Tract No. 3 on plat made for G. Harold Smith by S. D. Atkins and W. N. Willis, Surveyors, dated May 13, 1971, amended as to this tract November 2, 1972, plat without amendment of November 2, 1972, recorded in Plat Book SSS, Page 544, and having the following metes and bounds:

BEGINNING on the western side of said highway, corner of Wilson property (formerly), and running thence with this line, N. 73-30 W. 839.4 feet to old iron pin; thence with property now or formerly of Stagg's, N. 35-43 E. 235 feet to new iron pin; thence a new line the following courses and distances: S. 85-45 E. 243 feet to iron pin, S. 85-20 E. 224 feet to iron pin, S. 89 E. 340 feet to iron pin and S. 84 E. 287 feet to western side of said highway; thence with the western side of said highway, S. 47-30 W. 20 feet to iron pin; thence S. 46-30 W. 304 feet and still with highway, S. 48-40 W. 217 feet to beginning.

This is the same property conveyed to mortgagors herein by deed of G. Harold Smith and ~~Wolfe & McClison, Inc.~~ ^{Charlie O. Wolfe, Inc.} formerly ~~Charlie O. Wolfe, Inc.~~, to be recorded herewith. See also Deed Book 960, Page 419.

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.

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