

**MORTGAGE**

State of South Carolina }  
COUNTY OF GREENVILLE }

To All Whom These Presents May Concern: We, Ernest D. Bruce and Edna G. Bruce,  
(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/100 - - - - -

DOLLARS (\$12,000.00 - -), with interest thereon from date at the rate of - - - nine (9%) - - - per centum per annum <sup>or as provided in note</sup> 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 east side of Beaver Dam Creek, near the site of the old Neely Mill, about 7 miles north of the City of Greer, about 1/2 mile east of State Highway No. 14, containing 16.25 acres, more or less, and having the following metes and bounds:

BEGINNING on a stake in the road that leads to Berry's Mill, joint corner of the Vernon Lee and Aldean S. Cantrell tract, and running thence with said road, N. 2-15 W. 260 feet, more or less, to the intersection of Neely Mill Road; thence with Neely Mill Road, the following metes and bounds: N. 77-00 W. 510 feet; thence N. 76-40 W. 148 feet; thence N. 96-40 W. 500 feet; thence S. 88-30 W. 300 feet to a maple on said Beaver Dam Creek and on the south side of the bridge; thence with said creek, S. 33-20 E. 100 feet to a bend; thence S. 38-30 E. 94.5 feet to a bend; thence S. 23-00 E. 218 feet to a bend; thence S. 10-45 E. 175 feet, more or less, to a poplar corner on creek; thence with the William Turner line, N. 81-00 E. 891 feet to pine stump or iron pin corner; thence S. 39-00 E. 60 feet, more or less, to an iron pin on the Turner line and joint corner of the Cantrell tract; thence with the line of the Cantrell tract, N. 82-54 E. 40 feet to an iron pin; thence N. 7-45 E. 115.6 feet to an iron pin; thence S. 88-45 E. 334 feet to the beginning corner.

This is the same property conveyed to E. D. Bruce by W. A. Stokes by deed recorded in Deed Book 786, Page 502, R. M. C. Office for Greenville County.

ALSO: 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, about 8 miles north of Greer, just off the northwest side of Neely Mill Road, about 1 mile from Highway No. 14 and 1 mile from Highway No. 277, containing 12.16 acres, more or less, as shown on a survey entitled "Partial Survey for Roy Neeley" dated February 21, 1974, by W. N. Willis, Engineers, to be recorded herewith, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin at the end of a 30-foot road leading off Neely Mill Road, joint corner with Ray Sloan (said iron pin being located 350 feet, more or less, from the intersection of the 30-foot road and Neely Mill Road),

(Cont.)  
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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