

MORTGAGE

BOOK 1335 PAGE 676

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern: I, Wayne B. Welborn,

(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

-----ELEVEN THOUSAND NINE HUNDRED AND NO/100-----
DOLLARS (\$11,900.00 - - -), with interest thereon from date at the rate of - - -nine (9) - - - -
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, one-half mile north of the Town of Greer, on the west side of Pine Street Extension, and being the same lot of land conveyed to T. J. Redd by J. L. Leon October 2, 1938, and recorded in the R.L.C. Office for Greenville County in Deed Book 218, page 183, and having the following courses and distances, to-wit:

BEGINNING on a point in the center of the above named Pine Street Extension (iron pin on west bank of street 15 feet from true corner) and runs thence N. 87-53 W. 115 feet to an iron pin on the Brannon line; thence N. 0-20 E. 70 feet to an iron pin; thence S. 87-53 E. 115 feet to a point in the center of said Pine Street Extension (iron pin on west bank of street); thence with the center of said street S. 0-20 W. 70 feet to the beginning corner, and containing 8000 square feet, more or less.

This is the same conveyed to J. L. Leon by T. J. Redd by deed recorded in Deed Book 218, page 20, Greenville County R.L.C. Office; see estate of John Thomas Leon in Apartment 769, File 13, Greenville County Probate Court; see estate of Mattie Jane S. Leon (Stones), Apartment 1272, File 13 and Apartment 1273, File 13, Probate Court for Greenville County. This is Lot No. G17-2-3A in Greenville County Block 3-10.

This is the same as conveyed to Mortgagor by Gordon Leon and Lillie Leon Howard, individually and as Executors of the Estate of Martha J. Leon, Alta Leon Mills and John Grady Forrester, by deed dated January 23, 1974, recorded in Deed Book 92, page 719.



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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