

USL—FIRST MORTGAGE ON REAL ESTATE

OLLIE FARNSWORTH
R. M. C.

MORTGAGE

State of South Carolina

COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, LeRoy Bramlett,

(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

Three Thousand Six Hundred
DOLLARS (\$ 3,600.00), with interest thereon from date at the rate of Six (6%) 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, in Chick Springs Township, on the Northeast side of Virginia Avenue, near the Town of Greer, and being known and designated as Lot No. 34, on plat of development No. 2, Victor-Monaghan Company, Division of J. P. Stevens & Co., Inc., Greer Plant, prepared by Dalton & Neves, Engineers, April, 1947, and recorded in the R. M. C. Office for Greenville County in Plat Book P, at page 119, and having according to said plat, the following metes and bounds, to wit:
Beginning at an iron pin on the northeast side of Virginia Avenue at the joint front corner of Lots No. 33 and 34, and running thence with said Virginia Avenue, N. 54.39 W. 105 feet to an iron pin at the joint front corner of Lots No. 34 and 35; thence with the joint line of lots No. 34 and 35, N. 35.21 E. 170 feet to an iron pin on a 10 foot alley; thence with said alley, S. 54.39 E. 105 feet to an iron pin at the joint rear corner of Lots No. 33 and 34; thence running with the joint rear corner of Lots No. 33 and 34; S. 35.21 W. 170 feet to an iron pin on Virginia Avenue, the beginning corner.

This is the same property conveyed to me by J.P. Stevens & Co., Inc., by deed dated June 10, 1948, recorded in the R.M.C. Office for Greenville County in Deed Book 351, at page 265.

Together will 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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