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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: We, Charles E. Carter and

Mary L. Carter, - - - (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 -----

----- FIFTEEN THOUSAND EIGHT HUNDRED & NO/100 -----
DOLLARS (\$ 15,800.00), 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, Chick Springs Township, near Pleasant Grove Baptist Church, being known and designated as Lot No. 12 on plat of property of John H. Greer and according to a recent survey by H. S. Brockman, Surveyor, having the following courses and distances: BEGINNING at an iron pin in line corner of property of John H. Greer and Evelyn Bright Edwards, and running thence along the line of the Edwards and Greer property and the beginning point being the corner of Lot No. 11 of the Greer property and the Edwards property, N. 15-45 W. 305 feet to an iron pin, joint corner of Lot No. 13 and the Greer property; thence S. 56-30 W. 228.3 feet to an iron pin, corner of Lot No. 17; thence with line of Lots Nos. 17, 16 and 15, S. 31-58 E. 259.6 feet to an iron pin; thence N. 78-44 E. 154.6 feet to an iron pin, the beginning corner.

ALSO: All that other lot of land adjoining the above described lot, having the following courses and distances: BEGINNING on a point in the center of the Gibbs Shoals-Greer Road and on the line of property of Mrs. J. G. Greer, and runs thence with the said line, N. 16-00 W. 11.26 chains to a point in the said Buncombe Road; thence with the said road, S. 37-15 E. 2.15 chains to a slight bend; thence S. 38-11 E. 3.39 chains to the center of the intersection of said Gibbs Shoals-Greer Road and the Buncombe Road (in the cross roads); thence with the Gibbs Shoals-Greer Road, S. 2-15 E. 5.17 chains to a bend; thence S. 21-30 W. 1.36 chains to the beginning corner, LESS, HOWEVER, the portion thereof conveyed away to John H. Greer.

This is the same property conveyed to the mortgagors by deed of Evelyn Bright Edwards, to be recorded herewith in the R. M. C. Office for Greenville County.

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.