

FILED
GREENVILLE, S. C.

USL—FIRST MORTGAGE ON REAL ESTATE
JUL 8 3 31 PM '71

OLLIE FAR **MORTGAGE**
R. M. C.

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern: I, WILLIE VON NELL B. BELL

----- (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 FOUR -

thousand and no/100ths-----
DOLLARS (\$ 4,000.00), with interest thereon from date at the rate of eight percent (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, near the City of Greenville; on Kathryan Court, being known and designated as Lot #17 on a plat of the property known as Chestnut Hills No. 1, recorded in the R.M.C. Office of Greenville County in Plat Book QQ, on page 83, and, according to said plat, having the following courses and distances, to-wit: Beginning at a point on the south side of Kathryan Court at the joint front corner of Lots #16 and 17, which point is 112.3 feet from the intersection of said Court and Bear Grass Drive, and running thence S.16-23 W. 145.2 ft. to a point; thence N.80-58 W. 52.1 ft. to a point; thence N.77-56 W. 27.9 ft. to a point; thence N.12-23 E. 160 ft. to a point on said Court; thence with said Court, S.70-01 E. 90.5 ft. to a point of beginning.

This is the identical property conveyed to Clyde Eugene Bell by deed from Chestnut Hills No. 1, Inc., recorded in the R.M.C. Office of Greenville County in mortgage Book 668, page 475. The said Clyde Eugene Bell died testate on January 2, 1967, leaving the mortgagor herein as his sole heir at law as will be shown by reference to his estate file recorded in the Probate Court for Greenville County under Apartment number 973, File No. 3.

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.