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GREENVILLE CO. S.C.

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BOOK 1243 PAGE 433

USL—FIRST MORTGAGE ON REAL ESTATE

ELIZABETH RIDDLE  
R.M.C. MORTGAGE

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern: we, Ronald S. Waddell and Rebecca S. Waddell,  
(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 FOUR HUNDRED AND NO/100\* \* \* \* \*  
DOLLARS (\$11,400.00- -), with interest thereon from date at the rate of seven and three-fourths (7 3/4%) 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 lying and being on the northwesterly side of Hammett Bridge Road near the City of Greer, S.C. and being designated as Lot No. 4 on that plat entitled, "John H. Greer Property" made by W. P. Morrow, February, 1953, and recorded in the R.M.C. Office for Greenville County, S.C. in Plat Book FF, page 532, and having, according to a more recent survey made by John A. Simmons, dated October 21, 1961, entitled "Property of Grover F. and Nancy L. West", the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwesterly side of Hammett Bridge Road, joint front corner of Lots 4 and 5 and running along the common line of said Lots 4, 5, 7 and 8; thence along the common line of Lots 7 and 8 S. 47-15 W. 100 feet to an iron pin; joint corner of Lots 3, 4, 8 and 9; thence along the common line of Lots 3 and 4 S. 42-40 E. 183.4 feet to an iron pin on the northwesterly side of Hammett Bridge Road; thence along the northwesterly side of said road, N. 51-33 E. 100.8 feet to an iron pin, the point of beginning.

Also all of the Grantor's right, title and interest in and to that portion of land extending from the front of the lot on Hammett Bridge Road to the center line of said Hammett Bridge Road.

This being the same property conveyed to Grantor in Deed Book 841 at page 476, 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.