

REGULATION NO. 22
COMPLIED WITH
USL—FIRST MORTGAGE

FILED
IN GREENVILLE CO. S. C.

BOOK 1284 PAGE 316

JUL 12 2 10 MORTGAGE

CONNIE S. TANKERSLEY
State of South Carolina }
COUNTY OF GREENVILLE }

To All Whom These Presents May Concern: I, Carroll Lee Henson,

(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

TWENTY-FOUR THOUSAND AND NO/100 -----
DOLLARS (\$24,000.00 - -), 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, about 7 miles north of the City of Greer and about 1/2 mile north of Old Berry's Mill, on the west side of State Highway No. 14, containing 18.5 acres, more or less, bounded on the north by lands of Ralph Henson, by said highway on the east, by lands conveyed to Alvin Stokes, et al, on the south, and on the west by lands of L. A. Forrester and lands now or formerly owned by Ruth P. Forrester, being shown on a plat of property made for the T. M. Stokes Estate by J. Q. Bruce, Surveyor, dated March 27, 1967, recorded in Plat Book 336, Page 534, R. M. C. Office for Greenville County, and having the following courses and distances:

BEGINNING on a stake in the center of State Highway No. 14 (iron pin on west bank thereof at 18 feet from true corner), corner with Ralph Henson's land, and running thence along the center of said highway, S. 9-28 E. 556.9 feet to a stake (iron pin on west bank of highway at 28.4 feet from true corner); thence S. 81 W. 1116.4 feet crossing three iron pins to another pin; thence S. 88 W. 674.5 feet crossing an iron pin to another iron pin in Beaverdam Creek; thence along and with the meanders of said creek as the line, N. 34-39 E. 169.7 feet to a stone on the west bank of creek (old corner); thence with the line of L. A. Forrester, N. 17-42 E. 495 feet to an iron pin; thence with Ralph Henson's line, S. 63-23 E. 467.8 feet to an iron pin and N. 73-20 E. 1061.4 feet to the beginning corner.

This is all of that same property conveyed to mortgagor herein by deed of Thomas Olen Arms recorded in Deed Book 820, Page 244, 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.

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