

USL—FIRST MORTGAGE ON REAL ESTATE

MORTGAGE

FILED
GREENVILLE CO. S. C.

MAY 7 2 14 PM 1953

OLLIE FARNSWORTH
R.M.C.

State of South Carolina

COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: **We, A.I. Farmer and Myrtle H. Farmer,**

(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

FIVE THOUSAND
DOLLARS (\$ **5,000.00**), 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 Oneal Township, lying about seven miles North from the City of Greer, near the Jordan Road and West therefrom, bounded on the North by lands of Dorothy Good, on the East by Paul Henson, on the South by Perry Henson and on the West by John Henson, having the following courses and distances according to a plat thereof made by J.H. Atkins, Surveyor, March 12, 1947, to wit:
BEGINNING at an iron pin on the eastern edge of a road, the northwestern corner of the tract, and runs thence S. 85.55 E. 770 feet to an iron pin; thence S. 2.09 W. 1194 feet to a stake; thence N. 76.23 W. 1003 feet to two dogwoods; thence N. 14.00 E. 1066 feet to the beginning corner, containing 23.25 acres, more or less, and being all of that tract of land conveyed to A.I. Farmer (one-half interest) by Myrtle H. Farmer by deed of even date, to be recorded herewith.

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 thereon, 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.