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DONNIE S. TANKERSLEY
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US1—FIRST MORTGAGE ON REAL ESTATE

MORTGAGE

State of South Carolina }

COUNTY OF GREENVILLE }**To All Whom These Presents May Concern:**

J. H. Cooper & Mary B. Cooper -----(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 Sixteen Thousand Seven Hundred Six and 58/100 ----- DOLLARS (\$16,706.58 -----), with interest thereon from date at the rate of Nine ----- 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 -----

ALL that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, O'neal Township, containing 10.9 acres, more or less, and being shown on surveys for H. I. and A. E. Willis, dated July 28, 1965 and November 17, 1965 by J. Q. Bruce and being more particularly described as follows:

BEGINNING at an iron pin on the property of mortgagor and running thence N. 15-00 E., 680 feet to an old iron pin; thence N. 66-00 W., 522 feet to an old iron pin at a branch; running thence down and with the meanderings of the branch as the line the following tie lines: S. 83-40 W., 54.8 feet, S. 18-25 W., 66 feet; S. 48-20 W., 113 feet; S. 10-30 W., 135 feet; S. 43-30 W., 171 feet; S. 1-50 E., 323 feet; S. 75-55 E., 609 feet to the point of beginning.

ALSO: ALL that other lot of land containing 5 acres adjoining the above tract and having the following metes and bounds:

BEGINNING at an iron pipe, corner of lands of J. W. Dill, Dr. M. L. Lanford and Henry I. Willis and Azilee E. Willis and running thence N. 15-00 E., 617 feet to an iron pipe and flint stone; thence N. 66-00 W., 345 feet to an iron pipe; thence with a new line S. 15-00 W., 680 feet to an iron pipe on Dr. M. L. Lanford's line; thence S. 75-55 E., 335 feet to the beginning corner.

ALSO: ALL that certain piece, parcel or lot of land in O'neal Township, State and County aforesaid, lying along property line between land of Maggie Cantrell and John Dill lands from mortgagor's property to a county road that crosses the Old Rutherford Road, about a mile north of Highway No. 415, to be used as an access road to mortgagor's property and having the following metes and bounds, to-wit: The right of way for the road is 14 feet, the east right of way line for road is four feet from John W. Dill's property line and the west right of way is eighteen feet from John W. Dill's property line, the bearings and distances along center line of road as follows: Beginning at a stake 11 feet from stone and iron pin on Claude Heath's property line and running thence N. 14-30 E., 562 feet to bend in road; thence N. 68-00 E., 122 feet to center of county road and contains 0.25 acre, more or less.

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, or needed, 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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