

SEP 4 1 15 PM 1959

BOOK 802 PAGE 25

USL—FIRST MORTGAGE ON REAL ESTATE

MORTGAGE

State of South Carolina

COUNTY OF GreenvilleTO ALL WHOM THESE PRESENTS MAY CONCERN: **We, Chester Duckett and Ruth Duckett,**

(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

Thirteen Hundred and Fifty -----
DOLLARS (\$ 1350.00), 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, Chick Springs Township, on the south side of Ashmore Avenue in the City of Greer, designated as Lot No. 17 of the J.D. Ashmore property according to survey and plat thereof by H.S. Brockman, Surveyor, recorded in Plat Book "F", page 175, R.M.C. Office for Greenville County, having a width of 50 feet and a depth of 179 feet on the east side and 173.7 feet on the west side.

This is the same property conveyed to Ruth Duckett by deed of M.D. Fowler recorded in Deed Book 274, page 250, R.M.C. Office for Greenville County.

ALSO, all that other parcel or lot of land near that above described, and being shown as Lot No. 18 of the J.D. Ashmore property according to survey and plat by H.S. Brockman, Surveyor, recorded in Plat Book "F", page 175, R.M.C. Office for Greenville County, having a frontage of fifty (50) feet on Ashmore Street and a depth of 173.7 feet on the east side, and 168.4 feet on the west side.

This is all of that same property conveyed to Chester Duckett by Josephus Boyd by deed dated August 27, 1959, 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 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.

*Paid January 28, 1964.
Greer Federal Savings & Loan Assoc.
By: Gary E. McMahon, asst. Secretary
Witnesses -
Gail E. Smith
Tillie M. Ponder*

SATISFIED AND CANCELLED OF RECORD
19 DAY OF July 1966
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 1:39 O'CLOCK P M. NO. 2107