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USL—FIRST MORTGAGE ON REAL ESTATE DONNIE S. TANKERSLEY

R.M.C.  
MORTGAGE

BOOK 1296 PAGE 160

State of South Carolina }

COUNTY OF GREENVILLE }

To All Whom These Presents May Concern: We, Gerald T. Howard and Patricia

B. Howard,

(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-NINE THOUSAND AND NO/100 -----

DOLLARS (\$29,000.00 - -), with interest thereon from date at the rate of - - - eight (8%) - -  
or as provided in note  
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 8 miles north of Greer and 4 miles south of Gowansville, on the northeast side of a 50-foot un-named road leading off S. C. Highway No. 14, containing 5.7 acres, more or less, being known as Tract No. 8 as shown on a survey for G. Harold Smith made by W. N. Willis, Engineers, dated January 28, 1972, and recorded in Plat Book SSS, Pages 510 - 512, R. M. C. Office for Greenville County, and, according to said plat, having the following metes and bounds:

BEGINNING at an iron pin on the northeast side of a 50-foot un-named road (said iron pin being located 1,210 feet from the intersection of S. C. Highway No. 14 and said 50-foot road), and running thence along and with said 50-foot road, N. 61-00 W. 225 feet to an iron pin; thence N. 35-00 E. 1,082 feet to an iron pin; thence S. 56-40 E. 225 feet to an iron pin; thence S. 35-00 W. 1,066 feet to the point of beginning.

ALSO: 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 8 miles north of Greer and 4 miles south of Gowansville, on the northeast side of a 50-foot un-named road leading off S. C. Highway No. 14, containing 5.7 acres, more or less, being known as Tract No. 9 as shown on a survey for G. Harold Smith made by W. N. Willis, Engineers, dated January 28, 1972, and recorded in Plat Book SSS, Pages 510 - 512, R. M. C. Office for Greenville County, and having, according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the northeast side of a 50-foot un-named road (said iron pin being located 1,435 feet from the intersection of S. C. Highway No. 14 and said 50-foot road), and running thence along and with said 50-foot road, N. 61-00 W. 225 feet to an iron pin; thence N. 35-00 E. 1,097 feet to an iron pin; thence S. 56-40 E. 225 feet to an iron pin; thence S. 35-00 W. 1,082 feet to the point of beginning.

The above described property is subject to restrictive covenants recorded in Deed Book 938, Page 237, R. M. C. Office for Greenville County.

The above described property is the same conveyed to mortgagors herein by deeds of G. Harold Smith and Wolfe & McClimon, Inc. recorded in Deed Book 960, Page 135, and Deed Book 960, Page 137, 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.