

USL—FIRST MORTGAGE ON REAL ESTATE

FILED GREENVILLE CO. S. G.

MORTGAGE APR 29 11 31 AM 1950

OLLIE FAHNSWORTH R.M.C.

State of South Carolina } COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, James E. Green,

(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 Four

Thousands Dollars \$4000.00

), with interest thereon from date at the rate of six 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 Chick Springs Township, lying on the East side of North Main Street, in the City of Greenville, being all of Lot No. 3 in Block No. 2 on a plat of property recorded in the R. M. C. Office for Greenville County in Plat Book A, at page 299, and having the following courses and distances:

Beginning on a stake on said street, the northwestern corner of the lot, and runs thence with said street S. 7.25 W. 61.9 feet to a stake; thence S. 82.35 E. 175 feet; thence N. 7.25 E. 61.9 feet; thence N. 82.35 W. 175 feet to the beginning corner, being the identical property conveyed to the late Allen Monroe Green by Harris-Brockman Mfg. Company, Inc., by deed dated April 23, 1920, recorded in the R. M. C. Office for Greenville County in Deed Book 53, at page 401.

This is the same property conveyed to me by Marshall W. Green, et al, by deed of even date and to be recorded herewith. This mortgage is senior in priority to a mortgage given by me to Marshall W. Green and Wilton A. Green, it being understood that this mortgage is a first loan on the premises and that theirs is a second or junior loan.

Flattie J. Green executes this instrument for the purpose of conveying all of her right, title and interest in the above property as devised to her under the last will and testament of Allen Monroe Green, Deceased.

Together will 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.

FOR SATISFACTION BOOK TO THIS MORTGAGE- PAGE 578
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