

USL—FIRST MORTGAGE ON REAL ESTATE

MAY 24 4 44 PM 1956

MORTGAGE

OLLIE FARNSWORTH
R. M. C.

State of South Carolina }
COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, J. B. Foster and Wilhelmena Foster
(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

Three Thousand Dollars
DOLLARS (\$ 3,000.00), 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 the city of Greer and in Chick Springs Township, and being all of lots Nos. 17 and 18 on plat made for the Dobson Lumber Co. by H. S. Brockman, Oct. 28th, 1944, recorded in Plat Book K, page 299, lying on the East side of Spring Street, and described thereon as follows:

Lot #17: Beginning at iron pin East side Spring St. and S.W. corner of Lot # 17 and runs thence S 79-51 E 194.1 feet to iron pin; thence N 8-05 E 50 feet to stake corner lots 17-18; thence dividing said lots, N 79-51 W 192.3 feet to iron pin on East side Spring Street; thence therewith S 10-08 W 50 feet to the beginning;

Lot #18: Beginning at iron pin East side Spring Street, S.W. corner lot #18, and runs thence S 79-51 E 192.3 feet to iron pin; thence N 8-or E 50 feet to stake corner lots 18-19; thence dividing lots 18-19 -N 79-51W 190.54 feet to iron pin; thence S 10-08 W 50 feet to the beginning corner.

See deed/by Jim Jenkins to Jim Foster, recorded in Vol. 414, at pages 396 and 397. Also, see deed from J. B. Foster to Wilhemena recorded in Vol 435, page 105.

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.