

DEC 7 4 19 PM 1956

USL—FIRST MORTGAGE ON REAL ESTATE

OLLIE FARNSWORTH
R. M. C.**MORTGAGE**

State of South Carolina

COUNTY OF GreenvilleTO ALL WHOM THESE PRESENTS MAY CONCERN: **We, Roy Donald Farmer and Yvonne Farmer,**

(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

FORTY EIGHT HUNDRED - - - -
DOLLARS (**\$4800.00**), 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 east side of the Suber Road about three (3) miles southwestward from the City of Greer, and having the following courses and distances, to-wit:

BEGINNING on a point in the center of the said road, joint corner of lands of Minnie L. Hahn, and runs thence with the common line of the Minnie L. Hahn land and of this lot, N. 48-00 E. 23 feet to an iron pin on the east bank of the road, thence continuing with the same course for a total distance of 223 feet to an iron pin on the said line; thence S. 25-45 E. 172.4 feet to an iron pin; thence S. 64-15 W. 214 feet to a point in the center of the said Suber Road (iron pin back on line at 22 feet); thence with the center of the said road, N. 25-45 W. 109.6 feet to the beginning point. (The distance between the two iron pins on the bank of the said road is 116 feet.)

This is the same property as conveyed to the mortgagors by deed of Roy Farmer, dated October 9, 1956, and recorded in Deed Book 564, at page 202, 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.