

FILED
GREENVILLE CO. S. MORTGAGE

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Jack D. Kelley and Nancy

R. Kelley

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto LAURENS FEDERAL SAVINGS AND LOAN ASSOCIATION, LAURENS, 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 Fourteen Thousand eight Hundred and No/100 DOLLARS (\$14,800.00), with interest thereon from date at the rate provided for in said note, said principal and interest to be repaid as therein stated, except that the final payment of principal and interest shall be due on

December 1, 1994, 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, Fairview Township approximately three (3) miles Southwest of the Town of Fountain Inn, known and designated as Tract No. 14 of Subdivision of J. B. Wasson Estate Lands according to plat made by Paul Clerk, Surveyor, dated September 4, 1961, and duly recorded in the R.M.C. Office for Greenville County in Plat Book YY at Page 21.

This property is a portion of the same property conveyed to H. B. Peden by deed recorded in the R.M. C. Office for Greenville County In Deed Book Volume 746 at page 126.

This conveyance is made subject to any restrictions covenants, building set-back lines, rights-of way and easements which may affect the above described property.

This being the property conveyed to Jack D. Kelley and Nancy R. Kelley by deed of H. B. Peden, recorded in the R.M.C. Office for Greenville County in Deed Book 865 at page 594, on the 11th day of April, 1969.

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.