

USL—FIRST MORTGAGE ON REAL ESTATE

FILED
GREENVILLE CO. S. C.

MORTGAGE OCT 26 9 21 AM 1951

State of South Carolina

OLLIE FARNSWORTH
R. M. C.COUNTY OF Greenville.TO ALL WHOM THESE PRESENTS MAY CONCERN: **We, James O. Moon and Mrs. Edith Moon**

(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

Eighteen Hundred and NO/100DOLLARS (\$ **1800.00**), 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 **in equal monthly installments of Thirty-four and 80/100 (\$34.80) Dollars per month**

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, about two miles northwest from Greer (now only about 300 feet from the new city limits of Greer) lying on the West side of the Greer-Hendersenville Road and a short distance North from the New U. S. Super Highway No. 29, and being all of lot No. 54 and the southern half of lot No. 55 on a Plot of Property made for C. L. King by S. C. Moon, Surveyor, dated April 1941, a copy of which is on file in the R. M. C. Office for Greenville County in Plat Book "L" at page 187, lot No. 54 fronting 50 feet on said Greer-Hendersenville Road and the Southern half of lot No. 55 having a frontage of Twenty-five (25) feet on said Road and the back width of Lot No. 54 and half of lot No. 55 being Seventy-five (75) feet and the entire width on said Road being Seventy-five (75) feet, the southern line of lot No. 54 being 228 feet deep and the new line dividing lot No. 55 in two being approximately 224 feet deep, this being all of the southern half of the three lots of land conveyed to J. E. Campbell and L. C. Pearson by Horace L. Burns by deed dated the 18th. day of February 1946 which deed is recorded in the Office of R. M. C. for Greenville County in Vol. 287 at page 418 said three lots being designated as Lots Nos. 54, 55 and 56 in said deed, and J. E. Campbell having conveyed his one-half undivided interest in and to said lots to L. C. Pearson by deed dated the 31st. of May 1950 which deed is recorded in the Office of R. M. C. for Greenville County in Vol. 410 at page 505, and this being all of the same lot of land, with improvements thereon, conveyed to us by L. C. Pearson by deed dated the 9th. day of December 1950 which is recorded in the Office of R. M. C. for Greenville County in Vol., 431 at page 319

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.