

FILED
GREENVILLE CO. S. C.

MORTGAGE JAN 8 2 16 PM 1953

OLLIE FARNSWORTH
R. M. C.

USL—FIRST MORTGAGE ON REAL ESTATE

State of South Carolina

COUNTY OF GreenvilleTO ALL WHOM THESE PRESENTS MAY CONCERN: I, **S.T. Moore,**

(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

Twelve HundredDOLLARS (\$1,200.00), 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, in Chick Springs, Township, lying on the West side of Enoree River, bounded on the North by lands of Joseph Bell, on the East by said river and on the South by lands of Eula Hammett, and having the following courses and distances: BEGINNING on a stake on the bank of Enoree River, and runs thence West 2,70 chains to a poplar; thence S. 37 W. 2.66 chains to a birch; thence S. 72 W. 2.12 chains to a stake; thence S. 89 W. 1.75 chains to a sweet gum; thence S. 63 W. 2.90 chains to a pine; thence S. 0.87 W. 3.13 chains to a stone; thence S. 1.00 E. 1.50 chains to a pine; thence S. 24.00 E. 4.80 chains to a stone on Hammett's line; thence along Hammett's line N. 61 E. 54.50 to a stone on bank of Enoree River; thence up and with Enoree River to the beginning corner, containing Twenty-eight (28) acres, more or less, and being all of that property conveyed to me, the mortgagor, by Mrs. R.C. Burch, by deed dated February 25, 1946, recorded in the R.M.C. Office for Greenville County in Deed Book 287, at page 385.

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.