

USL—FIRST MORTGAGE ON REAL ESTATE

MORTGAGE

FILED GREENVILLE CO. S. C.

State of South Carolina

COUNTY OF GREENVILLE

JUN 10 10 30 AM '71

OLLIE FAIRBANKS WORTH R. M. C.

To All Whom These Presents May Concern: We, Edward L. Jones and

Johnsye B. Jones, - - - - - (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 ----- Six Thousand & No/100 -----

DOLLARS (\$6,000.00), with interest thereon from date at the rate of eight (8%) 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, known and designated as Lot No. 5 on a plat of property entitled John G. Boling Estate made by Carolina Engineering and Surveying Company dated November 8, 1965, and according to said plat having the following metes and bounds, to-wit:

BEGINNING at a point in the center of Berry Road at the joint front corners of Lots Nos. 4 and 5, running thence N. 29-55 E. 330.9 feet to a point in the joint rear corners of Lots Nos. 4 and 5, and running thence S. 57-22 E. 170 feet to point at the joint rear corners of Lots Nos. 5 and 6; running thence S. 28-23 W. 307.4 feet to a point in the center of Berry Road, the joint front corners of Lots Nos. 5 and 6, and running thence N. 46-12 W. 185.0 feet to the point of beginning.

John Gaines Boling, Sr. died intestate on May 2, 1964, leaving as his sole heirs at law John G. Boling, Jr., Corrie Lou Boling Holtzclaw, Hortense H. Boling, Dell Boling Waddell, Annie Boling Bennett and Johnsye Boling Jones, as appears in Apt. 870, File 20, Probate Court of Greenville County. See deed from John G. Boling, Jr., et al, to Johnsye Boling Jones, recorded in deed Book 791, Page 395, R. M. C. Office for Greenville County; also deed from Johnsye Boling Jones to Edward L. Jones, to be recorded herewith.

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.