

GREENVILLE CO. S. C.

OCT 12 4 38 PM '71

BOOK 1209 PAGE 598

USL—FIRST MORTGAGE ON REAL ESTATE

OLLIE FARNSWORTH
R. M. C.

MORTGAGE

State of South Carolina

COUNTY OF Greenville

To All Whom These Presents May Concern: we, Wilson L. Ellenburg and Sarah M. Ellenburg, - - (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 FIVE HUNDRED & NO/100 - - - - -
DOLLARS (\$ 6,500.00 - -) 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, Chick Springs Township, on the South side of an unnamed road leading Westward from Dillard Drive, near Pleasant Grove Baptist Church, and being shown on a plat of the property of Eugene B. & Lillian O. Cooper by John A. Simmons, Registered Surveyor, dated October 24, 1961, with amendments thereon, and having the following courses and distances, to-wit:

BEGINNING at an iron pin on the South bank of said road, Northeast corner of the lot herein, and running thence S. 26-11 E. 344.3 feet to an iron pin on the line of Buchanan; thence S. 58-59 W. 137.4 feet to an iron pin; thence along the Buchanan line, S. 65-28-W. 112.6 feet to an iron pin; thence 26-16 W. 357.8 feet; thence N. 64-51 E. 250 feet along said road to the beginning corner.
See Plat Book "GGG" pages 298-299, R. M. C. Office for said County.

ALSO, ALL that other certain parcel or lot of land situated on the South side of Hollis Street in the City of Greer, Chick Springs Township, Greenville County, State of South Carolina, and being Lot No. 30 of the Subdivision of Greer Mill Village according to survey and plat by Dalton & Neves, dated January, 1951, and recorded in Plat Book "Y", pages 138-139, R. M. C. Office for Greenville County, and also identified as House #11, on said street, being the same property conveyed to Wilson L. Ellenburg and Sarah M. Ellenburg.

ALSO, ALL that piece, parcel or lot of land, with the improvements thereon, situate, lying and being in the Greer Mill Village, in the City of Greer, Greenville County, and being more particularly described as Lot No. 8 as shown on a plat entitled "Subdivision of Greer Mill Village, Greer, S. C." made by Dalton & Neves, January, 1951, and recorded in the R. M. C. Office for Greenville County in Plat Book "Y", at pages 138 and 139. According to said plat, the within described lot is also known as No. 16 Hollis Street, and fronts thereon 92 feet.

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.