

REGULATION NO. 22
COMPLIED WITH
USL—FIRST MORTGAGE ON REAL ESTATE

GREENVILLE CO. S. C.

MAY 2 9 51 AM '73

BOOK 1274 PAGE 351

DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

State of South Carolina

COUNTY OF GREENVILLE

To All Whom These Presents May Concern:

CRAWLEY ENTERPRISES,

(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 Three Hundred Seventy Five -----
DOLLARS (\$ 6,375.00), 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, on the North side of West Poinsett Street (formerly U.S. Highway No. 29) in the City of Greer, Chick Springs Township, designated as Lot No. 40 of the W. H. Brockman Estate, according to survey and plat by Dalton & Neves, dated June, 1926, recorded in Plat Book "H", page 132, R.M.C. Office for Greenville County, and having the following courses and distances, to-wit:

BEGINNING at an iron pin on the North side of West Poinsett Street, corner of Lots Nos. 39 and 40, and running thence along line of same, N. 12-00 E. 175 feet to an iron pin; thence N. 78-00 W. 65 feet to an iron pin, corner of Lot No. 41; thence along the line of Lot No. 41, S. 12-00 W. 175 feet to an iron pin on North side of West Poinsett Street; thence along said street, S. 78-00 E. 65 feet to the beginning corner.

ALSO, all that right and easement to and for the use of the driveway as reserved in a certain deed of conveyance from R. A. Dobson and I. B. Dobson to W. R. Houseman, dated July 1, 1942, recorded in Deed Book 247, page 256, R.M.C. Office for said County, in that portion of Lot No. 39 adjoining that above described, extending from West Poinsett Street, with a uniform width of six feet with the depth expressed in the said deed.

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.