

FHA Form No. 3178-b  
(For use under Section 903)  
(Revised 7-1-48)

FILED  
GREENVILLE CO. S. C.

MORTGAGE

DEC 1 4 21 PM 1947

STATE OF SOUTH CAROLINA, }  
COUNTY OF GREENVILLE } ss:

OLLIE FARNSWORTH  
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

BETTER HOME BUILDERS, INC.  
Greenville, S.C.

, hereinafter called the Mortgagor, send(s) greetings: of

WHEREAS, the Mortgagor is well and truly indebted unto

Aiken Loan & Security Company, a corporation organized and existing under the laws of Greenville, S.C., hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Sixty-Three Hundred and No/100 Dollars (\$ 6300.00 ), with interest from date at the rate of Four- - - - - per centum ( 4 % ) per annum until paid, said principal and interest being payable at the office of Aiken Loan & Security Company in Florence, S.C., or at such other place as the holder of the note may designate in writing, in monthly installments of Thirty-Three and 26/100 Dollars (\$ 33.26 . ), commencing on the first day of February 19 48 , and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of January , 19 73 .

NOW, KNOW ALL MEN, that the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, the following-described real estate situated in the county of Greenville in Greenville Township, State of South Carolina; at the Southwestern corner of D'Oyley Avenue, and Long Hill Street, near the City of Greenville, being shown as lot No. 36 on Plat of Augusta Road Ranches, made by Dalton & Neves in April, 1941, recorded in Plat Book M, at Page 47, and described as follows:

BEGINNING at a stake at the Southwestern corner of D'Oyley Avenue and Long Hill Street, and running thence with the Western side of Long Hill Street, S. 00-13 E. 200 feet to a stake; thence S. 89-47 W. 60 feet to a stake at corner of lot # 37; thence with the line of said lot, N. 00-13 W. 200 feet to a stake on D'Oyley Avenue; thence with the Southern side of D'Oyley Avenue, N. 89-47 E. 60 feet to the beginning corner. Being one of the lots conveyed to the mortgagor by David G. Traxler by deed dated August 29, 1947, recorded in Book of Deeds 319 at Page 160.

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 the buildings, walks, fences, shrubbery, driveways, improvements and fixtures of every kind, including stoves, refrigerators, ranges, cabinets, venetian blinds, heaters, boilers, radiators, engines, machines, motors, screens, blinds, doors, hardware, wires, switches, electric fixtures, bells, insulations, and all other water, plumbing, ventilating, and heating equipment, including stokers, oil burners, tanks, air conditioning equipment now upon or which may hereafter be placed upon said property, shall be deemed to be fixtures and part of the realty herein conveyed, and shall be deemed part of the security for the indebtedness herein mentioned, and shall be covered by this mortgage.

*Berkshire Life Ins. Co.*  
8 April 1948  
at Page 193