

FILED
GREENVILLE CO. S.C.

MORTGAGE

FEB 21 12 07 PM 1948

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

OLLIE FARNSWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Charles S. Edwards, of Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings: WHEREAS, the Mortgagor is well and truly indebted unto

C. Douglas Wilson & Co.,

a corporation hereinafter organized and existing under the laws of South Carolina 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 Fifty-Four Hundred & No/100 Dollars (\$ 5400.00), with interest from date at the rate of Four & One-Half per centum (4 1/2 %) per annum until paid, said principal and interest being payable at the office of C. Douglas Wilson & Co. in Greenville, South Carolina or at such other place as the holder of the note may designate in writing, in monthly installments of Thirty-Four & 18/100 - - - - - Dollars (\$ 34.18), commencing on the first day of April, 1948, 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 March, 19 68.

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, State of South Carolina: All that parcel, piece or lot of land with the buildings and improvements thereon, situate, lying and being near the City of Greenville, in the County of Greenville, State of South Carolina, located on the Southwest side of Tindal Road, (formerly Parker Road), and designated as the Northeastern portion of lot No. 308 of the property of Colonia Company, a plat of which is recorded in the R. M. C.'s Office for Greenville County in Plat Book "J", at Pages 190 and 191, and having, according to a recent survey thereof made by A. C. Crouch, Engineer, February 19, 1948, the following metes and bounds, courses and distances, to-wit:

BEGINNING at an iron pin on the Southwest side of Tindal Road, (formerly Parker Road), which iron pin is 399.5 feet in a Northwesterly direction from the Northwest intersection of Tindal and Franklin Roads, joint corner of lots Nos. 308 and 309; thence along the joint line of said lots S. 45-24 W. 135 feet to an iron pin; thence N. 36-29 W. 116.6 feet to an iron pin in the joint line of lots Nos. 307 and 308; thence along the joint line of said lots N. 39-44 E. 154 feet to an iron pin in the line of Tindal Road; thence along the Southwestern side of Tindal Road S. 30-27 E. 134.5 feet to the point of beginning.

The Mortgagor agrees that there shall be added to each monthly payment required hereunder or under the evidence of debt secured hereby an amount estimated by the Mortgagee to be sufficient to enable the Mortgagee to pay, as they become due, all taxes, assessments, hazard insurance, and similar charges upon the premises subject hereto; any deficiency because of the insufficiency of such additional payments shall be forthwith deposited by the Mortgagor with the Mortgagee upon demand by the Mortgagee. Any default under this paragraph shall be deemed a default in payment of taxes, assessments, hazard insurance, or similar charges required hereunder.

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 equipment now or hereafter attached to or used in connection with the real estate herein described.

n. y. n. y.
The debt hereby secured is paid in full and the lien of this instrument is satisfied.
1 April 68
Metropolitan Life Insurance Co.
F. J. [unclear]

Ollie Farnsworth
1/21/48
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