

NOV 20 12 25 PM 1948
OLLIE FARNSWORTH

MORTGAGE

OLLIE FARNSWORTH
R.M.C.

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

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Robert C. Schreckenber and Louise B. Schreckenber, 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 organized and existing under the laws of South Carolina, 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 Fifty-Six Hundred Fifty & No/100 Dollars (\$ 5650.00), with interest from date at the rate of Four & One-Half per centum (4½ %) 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-Five & 76/100 ----- Dollars (\$ 35.76), commencing on the first day of January, 19 49, 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 December, 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 in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as lots Nos. 21,22 and 23, Block D, Stone Estates, as per plat thereof recorded in Plat Book G, at Page 292 in the R.M.C. Office for said County, and also, according to a recent survey thereof made by A. C. Crouch, Registered Engineer, dated November 13, 1948. Said lot having a frontage of 75 feet on Druid Street, a depth of 160 feet on the South, 160 feet on the North, 75 feet across the rear, and being located 75 feet in a Southerly direction from Reid Street.

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.

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Ollie Farnsworth
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