

**MORTGAGE**

FILED  
GREENVILLE CO. S. C.

JAN 8 11 22 AM 1949

STATE OF SOUTH CAROLINA, } ss:  
COUNTY OF Greenville

OLLIE FARNSWORTH

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Fletcher J. Rector, R.M.C.

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 Six-Thousand & No/100 - - -  
Dollars (\$ 6,000.00 ), 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-Seven & 98/100 - - - - - Dollars (\$37.98 ),  
commencing on the first day of March, 1949, and on the first day of each month there-  
after 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 February, 1969.

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 build-  
ings and improvements thereon, situate, lying and being near the city  
of Greenville, in the County of Greenville, State of South Carolina, be-  
ing known and designated as lot No. 4, Block A, of Augusta Road Exten-  
sion, as per plat thereof recorded in Plat Book F, at Page 285 in the  
R.M.C. Office for said County. Said lot having a frontage of 83.3 feet  
on the Northeastern side of Parkins Mill Road, a depth of 190 feet on  
the Northwest, 191.4 feet on the Southeast, (along Post Oak Street),  
and 65.3 feet across the rear.

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 belong-  
ing 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.

*Handwritten notes and signatures at the bottom of the page, including a date of January 21, 1949, and various illegible signatures and initials.*