

FILED
GREENVILLE CO. S. C.

JUN 21 1 49 PM 1949

MORTGAGE
OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Zelma B. Quinn (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Joe L. Watkins

(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 Three Thousand and No/100- - -

DOLLARS (\$3000.00),

with interest thereon from date at the rate of Six per centum per annum, said principal and interest to be repaid: One year after date. Said interest is from date and is payable annually.

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 pursuant to the covenants herein and also in consideration of the further sum of Three (\$3.00) Dollars 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, his heirs, 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, in Paris Mountain Township, being known and designated as tracts Nos. 1, 2 and 3 of the property belonging to the estate of E. Smith Griffin, deceased, as shown by Plat of J. Coke Smith dated October 1937, and adjoining lands of Mrs. Ella Thackston, P. K. Thackston, the Duncan Road and J. L. Watkins. Tract No. 1 contains 39.48 acres, more or less, Tract No. 2 contains 5.61 acres, more or less, and Tract No. 3 contains 4.41 acres, more or less, aggregating 49.50 acres, more or less, and being more particularly described according to said plat as follows:

"BEGINNING at an iron pin on the Duncan Road in line of Right-of-Way of the G. & N. Railroad, and running thence with the right-of-way of said railroad S. 4-15 W. 12.30 chains to an iron pin; thence N. 76 W. 6.40 chains to an iron pin, line of Mrs. Ella Thackston; thence with her line S. 5 W. 10.63 chains to an iron pin; thence continuing with her line S. 10-30 W. 9.58 chains to iron pin in line of tract No. 4; thence with line of said tract, S. 74-30 E. 10.30 chains to an iron pin in line of J. L. Watkins; thence with his line, N. 41-55 E. 25.30 chains to stake in Duncan Road; thence with said Road, N. 40-30 W. 9.53 chains to stake; thence continuing with said road, N. 20 W. 5.58 chains to bend in said road; thence N. 58-30 W. 2.91 chains to bend in said road; thence N. 81-40 W. 6 chains to the beginning corner."

This property is subject to the right-of-way of the G. & N. Railroad, which runs through the above described tract, and also subject to right-of-way for a power line in favor of Southern Public Utilities Company, now owned by Duke Power Company.

Being the same premises conveyed to the mortgagor by deed recorded in Volume 206 at Page 52.

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.

in full
Mar 22, 1950 -
Joe L. Watkins
Witness
29
Wade