

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

FILED
GREENVILLE, S. C.
NOV 16 8 24 AM 1950

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, David W. Balentine

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Citizens Lumber Company (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 Five Thousand and No/100- - -

DOLLARS (\$ 5000.00),

with interest thereon from date at the rate of Six per centum per annum, said principal and interest to be repaid: in monthly installments of \$50.00 each on the 1st day of each month hereafter beginning January 1, 1950, said payments to be applied first to interest and then to principal until paid in full, with interest thereon from date at the rate of Six (6%) per cent, per annum, to be computed semi-annually and paid monthly.

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 the City of Greenville, in School District 71C, and being known and designated as a portion of lot No. 23C, Block 6, Sheet 177 of Greenville County Block Book, and a portion of lots 1, 2 and 3 as shown on an unrecorded plat of G. A. Schulze, and being a portion of Block E, of Buist Circle, as shown on plat recorded in Plat Book C, at Page 10, and being known and designated as lot No. 1 and a 10 foot triangular strip cut from the eastern side of lot No. 2 as shown on plat of property of B. H. Trammell, prepared by Dalton & Neves, Engineers, July 10, 1947, and being more particularly described according to said plat as follows:

"BEGINNING at an iron pin on the North side of Ashley Avenue, at the Southwest corner of the lot previously conveyed to Plemmons and running thence with line of the Plemmons lot, N. 3-00 W. 175 feet to an iron pin; thence N. 79-50 W. 65.5 feet to an iron pin, joint rear corner of lots Nos. 1 and 2 as shown on the Dalton & Neves survey; thence along a new line through lot No. 2 in a Southerly direction 190 feet more or less to a point in the Northern side of Ashley Avenue, 10 feet West of the joint front corner of lots Nos. 1 and 2 as shown on Dalton & Neves plat; thence with Ashley Avenue, N. 87-25 E. 75 feet to the point of beginning."

Being a portion of the premises conveyed to mortgagor by Andrea C. Patterson by deed to be recorded herewith.

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.

Witness
James E. Holder
Jerome H. Piordau
Paid
Apr. 12 - 1950
Citizens Lumber Co.
By J. A. Roe, Pres

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1:06
Ollie Jamnwith
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P. 8949