

MORTGAGE OF REAL ESTATE—Offices of Love, Thornton & Blythe, Attorneys at Law, Greenville, S. C.

RECORDED
GREENVILLE CO. S. C.STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

SEP 5 12 05 PM 1922

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Evan D. Ginn

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

WHEREAS, the Mortgagor is well and truly indebted unto The Peoples National Bank of Greenville, S. C., as Trustee under Trust Agreement with the Shriners Hospital for Crippled Children (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 Thirty-five Hundred and No/100

DOLLARS (\$ 3,500.00),

with interest thereon from date at the rate of five (5%) per centum per annum, said principal and interest to be repaid: \$350.00 one year after date, and \$350.00 annually thereafter until paid in full, with interest thereon from date at the rate of 5% per annum, to be computed and paid semi-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, Oaklawn Township, containing $32\frac{1}{4}$ acres, more or less, according to survey and plat made by Jas. P. Willis, Surveyor, on March 18, 1902, which shows the following metes and bounds, to-wit:

"BEGINNING at a point on the Dunklin Bridge Road, and running thence N. $57\text{-}\frac{3}{4}$ E. 4.00 chains; thence N. $12\frac{1}{2}$ W. 23.06 chains to stone on or near road; thence N. $25\frac{1}{2}$ W. 12.65 chains to stone, n.m.; thence S. $57\text{-}\frac{3}{4}$ W. 13.70 chains to stone, o.m.; thence S. $34\text{-}\frac{3}{4}$ E. 33.85 chains to the beginning corner."

Said premises being the same conveyed to the mortgagor by J. W. King, Sr., by deed to be recorded.

ALSO, All that piece, parcel or tract of land in the County and State aforesaid, containing 110 acres, more or less, and having the following metes and bounds, to-wit:

BEGINNING at corner of land belonging to James H. Coker and F. M. Austin, and running thence N. 55 E. 22 chains to stone 3X; thence N. 34 W. 50.10 chains to a stake; thence S. 54 W. 18.61 chains to a stone; thence S. 3 E. 20.80 chains to post oak; thence S. 63 E. 17 chains to a stone 3X; thence S. 33 E. 23.50 chains to the beginning corner.

Said premises being the same conveyed to the mortgagor by J. W. King, Sr., by deed to be recorded.

LESS, HOWEVER, 15.4 acres previously conveyed by J. W. King, Sr., to W. M. Barber by deed recorded in Book of Deeds 310 at Page 256.

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.