

MORTGAGE OF REAL ESTATE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
MORTGAGE

OCT 29 1 56 PM 1951

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Stanley B. Smith and

Ruby G. Smith

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

WHEREAS, the Mortgagor is well and truly indebted unto Joe A. Phillips.

(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

Fourteen Hundred and No/100----- DOLLARS \$ 1400.00

with interest thereon from date at the rate of six per centum per annum, said principal and interest to be repaid: Payable and due in full on demand at the completion of water line to property (lots #10 and #12).

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, Paris Mountain Township,

This being known as lots #10 and #12 as per Plat and Survey by W. P. Morrow, L.S. and having the following metes and bounds:

BEGINNING, at a stake on corner of South Rockview Drive and Stella Avenue and running N.9 - 30W. with Stella Avenue 139 feet to Stake; thence N. 74E. 326.5 ft. to stake on Phillips Avenue; thence S.8W. 88.5 feet to cedar tree on Phillips Avenue; thence S.15-45W. 69.5 feet to stake on South Rockview Drive; thence S.74-00 W. with South Rockview Drive 270 feet to the beginning corner, more or less.

The Grantee agrees to submit to restrictions that are pending with F.H.A. for approval.

*Paid in full
March 25 - 1952
Joe A. Phillips.*

*3
Ellie Farnsworth
11:22
a. 7052*

*Witness
D. R. Cain.*

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.