

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

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:
I, Pauline LaFoy

(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: \$50.00 on July 15, 1952, and a like payment of \$50.00 on the 15th day of each month thereafter until paid in full, said payments to be applied first to interest and then to principal, 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 Paris Mountain Township, on Lenore Avenue between Merriweather Avenue and the Tindal Road, being shown as lot No. 155 as shown on a plat of Sans Souci Heights, recorded in Plat Book 7 at Page 145, and described as follows:

"BEGINNING at an iron pin on the Southern side of Lenore Avenue, at the joint front corner of lots 155 and 156; and running thence with rear line of lots Nos. 156 and 157, S. 14-33 E. 188 feet to an iron pin approximately in the center of the right-of-way of Duke Power Company; thence with center of said right-of-way, N. 68-54 E. 70.5 feet to iron pin at rear corner of lot 154; thence with line N. 14-33 W. 179.9 feet to iron pin on the Southern side of Lenore Avenue; thence with said Avenue, S. 75-27 W. 70 feet to the point of beginning."

Being one of the lots conveyed to the mortgagor by Ben F. Perry by deed to be recorded herewith.

Included within the above description is a portion of the right of way of Duke Power Company across the rear of lot.

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.