

FHA Form No. 2175 m
(For use under Sections 203-603)
(Revised February 1950)

MORTGAGE

STATE OF SOUTH CAROLINA, } ss:
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings: **MARTIN M. COOPER** of

WHEREAS, the Mortgagor is well and truly indebted unto **General Mortgage Co.**

organized and existing under the laws of **South Carolina**, a corporation hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of **Eleven Thousand and No/100 Dollars (\$11,000.00)**, with interest from date at the rate of **four & one-fourth** per centum (**4 1/4** %) per annum until paid, said principal and interest being payable at the office of **General Mortgage Co.** in **Greenville, South Carolina**, or at such other place as the holder of the note may designate in writing, in monthly installments of **Sixty-Eight and 20/100** - - - - - Dollars (**\$68.20**), commencing on the first day of **October**, 1952, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of **September**, 1972.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, its successors and assigns, the following-described real estate situated in the County of **Greenville**, State of South Carolina:

All that lot of land with the buildings and improvements thereon, situate on the west side of North Parker Road, near the City of Greenville, in Paris Mountain Township, in the County of Greenville, State of South Carolina, containing 3.44 acres as shown on plat of the property of G. F. Wakefield, prepared by Pickell & Pickell, Engineers, February 24, 1947, revised May 8, 1947, and having, according to said plat and a recent survey made August 6, 1952, by R. W. Dalton, Surveyor, the following metes and bounds, to-wit:

BEGINNING AT a point in the North Parker Road at the corner of other property now or formerly of G. F. Wakefield and running thence along said road, N. 18-25 E. 168 feet to a point; thence still along said road, N. 48-30 E. 200 feet to a point at a bend in road; thence still along the North Parker Road, S. 17-30 E. 230 feet to a point; thence continuing along the North Parker Road, S. 22-15 E. 200 feet to a point; thence still along the North Parker Road, S. 32-50 E. 149.4 feet to a point in the North Parker Road; thence leaving said road, S. 34-35 W. 262 feet to an iron pin; thence along other property of G. F. Wakefield, N. 31-40 W 537 feet to a point in the North Parker Road, the beginning corner.

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 equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the