

BOOK 537 PAGE 434

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

FILED
GREENVILLE CO. S. C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

ELLIE FARNSWORTH
R. M. C. MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Andrew W. Heaton

(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 Sixteen Hundred and No/100-

DOLLARS (\$ 1600.00),

with interest thereon from date at the rate of Six per centum per annum, said principal and interest to be repaid: \$16.00 on September 16, 1952 and a like payment of \$16.00 on the 16th day of each month thereafter, 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 semiannually 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 Greenville Township, being known and designated as lot 101 of Section 1 as shown on plat of Subdivision of Village Houses of F. W. Poe Manufacturing Company recorded in Plat Book Y at Page 26, and described as follows:

"BEGINNING at an iron pin on Third Avenue, which pin is 85 feet from the intersection of Third Avenue and B Street, and is the joint front corner of lots 99 and 101 and running thence N. 48-55 E. 100 feet to an iron pin, corner of lot 125; thence with the line of said lot, N. 41-15 E. 65 feet to an iron pin, joint rear corner of lots 101 and 102; thence with joint line of said lots, S. 48-55 W. 100 feet to an iron pin on Third Avenue; thence with said Avenue, N. 41-15 W. 65 feet to the point of beginning."

Being the same premises conveyed to the mortgagor by F. W. Poe Manufacturing Company by deed recorded in Volume 420 at Page 251.

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.