

FEB 5 11 55 AM 1954

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, Carl F. Mathis and Betty S. Mathis,
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto R. T. Dempsey,
(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

Four Hundred and Fifty-Two and 24/100 DOLLARS (\$452.24),
with interest thereon from date at the rate of six (6%) per centum per annum, said principal and interest to be repaid: In monthly installments of \$10.00 each, payable respectively on the 3rd day of March next hereafter and on the same day in each succeeding month until paid in full.

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 Lots 31 and 32, as shown on a map of Royal Heights, recorded in Plat Book "W", at Page 25, and being more particularly described in a survey by C. C. Jones, Engineer, as follows:

"BEGINNING at an iron pin in the East side of Irene Circle, joint front corner of Lots 32 and 33, and running thence with the joint line of said lots, N. 79-16 E. 140.7 feet to an iron pin; thence N. 0-30 W. 270 feet to an iron pin, corner of Lot 31; thence continuing N. 0-30 W. 39.6 feet to an iron pin; thence S. 59-18 W. 280 feet to an iron pin, corner of Lot 30; thence with line of said lot, S. 7-33 E. 147 feet to an iron pin, the North side of Irene Circle; thence with the curve of Irene Circle, the chord of which is N. 88-42 E. 50 feet to an iron pin; thence continuing with the curve of Irene Circle, the chord of which is S. 36-0 E. 60 feet to the point of beginning."

Being the same premises conveyed to the mortgagor by R. T. Dempsey by deed to be recorded herewith.

It is understood and agreed that this mortgage is junior in lien to a mortgage held by the Independent Life and Accident Insurance Company, a Florida Corporation, in the original sum of \$4,600.00.

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.