

FEB 22 9 29 AM 1954

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLEOLLIE FARNSWORTH
R. M. C.

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Warren J. Perkins and Evelyn T. Perkins
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Ben F. Perry

(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 Twenty-One Hundred and Forty-seven and No/100

DOLLARS (\$2147.00),

with interest thereon from date at the rate of Six per centum per annum, said principal and interest to be repaid: \$10.00 per month to be applied on principal with interest thereon from date at the rate of 6% per annum, to be computed monthly and paid monthly after maturity

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 No. 128, as shown on Map # 3 of Sans Souci Heights, recorded in Plat Book Z at Page 95, and being more particularly described according to a recent survey prepared by Southern Surveys Co. February 13, 1954, as follows:

"BEGINNING at an iron pin in the Northern side of Lenore Avenue, at the joint front corner of lots 128 and 129, and running thence with said Avenue, N. 70-18 E. 70 feet to an iron pin; thence N. 8-27 W. 112 feet to iron pin; thence S. 70-18 W. 92 feet to an iron pin, rear corner of lot 129; thence with line of said lot, S. 19-42 E. 110 feet to the point of beginning. Being the same premises conveyed to the mortgagors by Citizens Lumber Company by deed to be recorded."

It is understood and agreed that this mortgage is junior in lien to a mortgage held by Independent Life and Accident Insurance Company in the original sum of \$6500.00.

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.