

NOV 30 12 06 PM 1954

MORTGAGE

FARNSWORTH
R.M.C.

Y.A. Form 4-58 (Home Loan)
1/15/54
GREENVILLE, S.C.
GREENVILLE COUNTY, S.C.

STATE OF SOUTH CAROLINA,

COUNTY OF GREENVILLE

WHEREAS:

ROBERT STEVENS ELLISON and MARGARET LOVING ELLISON,

Greenville, S. C.

of
, hereinafter called the Mortgagor, is indebted to

GENERAL MORTGAGE CO.

, a corporation
, hereinafter
organized and existing under the laws of **South Carolina**
called 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 **TEN THOUSAND FIVE HUNDRED AND NO/100**
----- Dollars (\$ **10,500.00**), with interest from date at the rate of
four and one-half per centum (4 1/2 %) per annum until paid, said principal and interest being payable at the office of **General Mortgage Co.**
in **Greenville, S. C.**, or at such other place as the holder of the note may designate in writing delivered or mailed to the Mortgagor, in monthly installments of **SIXTY SIX AND 44/100**
----- Dollars (\$ **66.44**), commencing on the first day of
January, **1955**, and continuing 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 **December**, **1974**.

Now, **KNOW ALL MEN**, that 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, assigned, and released, and by these presents does grant, bargain, sell, assign, and release unto the Mortgagee, its successors and assigns, the following-described property situated in the county of **Greenville, Gantt Township**, State of South Carolina; **situate, lying and being on the West side of Rocky Knoll Drive and being known and designated as Lot No. 75 of Pecan Terrace as shown on Plat thereof recorded in the R.M.C. Office for Greenville County in Plat Book "GG", page 9, and being more particularly described according to Survey and Plat by Piedmont Engineering Service dated November 26, 1954, as follows:**

BEGINNING at an iron pin on the West side of Rocky Knoll Drive, front corner of Lots Nos. 75 and 76; thence with the line of said lots, S. 64-34 W. 150 feet to an iron pin on the Railroad right-of-way; thence with said right-of-way, S. 25-26 E. 70 feet to an iron pin in line of Lot No. 74; thence with the line of said lot, N. 64-34 E. 150 feet to an iron pin on Rocky Knoll Drive; thence with said Drive, N. 25-26 W. 70 feet to the beginning corner.

The above described property is the same conveyed to us by **A. B. Skelton** by Deed of even date herewith to be recorded, and this Mortgage is given in order to secure funds to apply on the purchase price.

Should the Veterans Administration fail or refuse to issue the guaranty of the loan secured by this instrument under the provisions of the Serviceman's Readjustment Act of 1944, as amended, within 60 days from the date that the loan would normally become eligible for such guaranty, the Mortgagee herein at its option, may declare all sums secured hereby immediately due and payable.

Together with all and singular the improvements thereon and the rights, members, hereditaments, and appurtenances to the same belonging or in anywise appertaining; all the rents, issues, and profits thereof (provided, however, that the Mortgagor shall be entitled to collect and retain the said rents, issues, and profits until default hereunder); all fixtures now or hereafter attached to or used in connection with the premises herein described and in addition thereto the following described household appliances, which are and shall be deemed to be, fixtures and a part of the realty and are a portion of the security for the indebtedness herein mentioned;