

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

DEC 4 12 12 PM 1954

OLLIE FARNSWORTH
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:
We, John S. McGee and Bonnie G. McGee

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto B. C. Sims

(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 Thousand and No/100

DOLLARS (\$16,00 .00),

with interest thereon from date at the rate of Five per centum per annum, said principal and interest to be repaid: \$157.84 on January 15, 1955, and a like payment of \$157.84 on the 15th day of each month thereafter until paid in full, said payments to be applied first to interest and then to principal, with interest thereon from date at the rate of five (5%) per cent, per annum, to be computed 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, in the City of Greenville, and having according to a plat of the property of Nellie G. Brown, recorded in the R.M.C. Office for Greenville County in Plat Book F at Page 238, the following metes and bounds, to-wit:

"BEGINNING at a point in the line of lands now or formerly belonging to Mills Manufacturing Company, which point is 80 feet N. 44-30 W. from the old pin in the Northern side of an alley, and running thence N. 44-30 W. 85 feet to pin; thence N. 39 E. 231 feet to pin; thence S. 42-25 E. 85 feet to old pin; thence S. 39 W. 231 feet to the point of beginning."

Also, the following items of personal property:

- one 1951 GMAC Pick-up Truck
- Truck Scales
- one 1947 Chevrolet Pick-up truck
- Small Conveyor
- Large Conveyor Loader
- one 1948 Dodge Universal Body Truck
- one Electric Wood Saw with motor
- Bagger and Scales
- 4 Sec. 800 Gallon Tank Truck
- 20,000 gallon tank storage for oil with high speed motors, pumps, etc.

All of the foregoing being the same property this date purchased from the mortgagee and this mortgage is given to secure the unpaid portion of the purchase price.

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.