

BOOK 738 PAGE 78

FILED
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FEB 13 4 35 PM 1958

MORTGAGE

OLLIE FARNINGWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JAMES PAUL GARRETT, JR., (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto J. W. MIZE

(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 **Two Thousand Fifty-seven and 88/100** ----- DOLLARS (\$ 2057.88),

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 \$20.00 each on the first day of each month hereafter to be applied first to interest 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 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, on the eastern side of Link Street near the City of Greenville, being shown as part of Lot 3 on a plat of property of Looper & Yown recorded in Plat Book F at Page 48, being more particularly shown on plat of the property of James Paul Garrett, Jr., prepared by R. W. Dalton, dated February, 1958, and according to said plat being more particularly described as follows:

BEGINNING at an iron pin on the eastern side of Link Street at the front corner of Lot 2 which pin is N. 20-18 W. 482.6 feet from the intersection of said street with Bent Bridge Road and running thence with the eastern side of said road N. 20-18 W. 50 feet to an iron pin front corner of Lot 4; thence with the line of said lot N. 69-00 E. 133 feet to an iron pin in the line of Lot 3; thence across said lot S. 20-18 E. 50 feet to an iron pin in the line of Lots 2 and 3; thence with the line of said lots S. 69-00 W. 133 feet to an iron pin on the eastern side of Link Street.

Being the same premises conveyed to the mortgagor by deed of James W. Mize, to be recorded.

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.

In Comment See R & W Book 749 Page 207