

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
MAR 15 11 59 AM 1958
MORTGAGE
OLLIE FARNSWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, James L. Conder (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Margie Wilson Varner

(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 Eighteen Hundred Fifty & No/100

DOLLARS (\$ 1850.00),

with interest thereon from date at the rate of Six per centum per annum, said principal and interest to be repaid: \$50.00 on principal on April 14, 1958, and alike payment of \$50.00 on principal on the 14th day of each month thereafter until paid in full, with the right to anticipate payment at any time, with interest thereon from date at the rate of six 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 Cleveland Township, situate on the Northeast side of Middle Saluda River, and having according to a plat prepared by J. C. Hill on February 16, 1957, the following metes and bounds, to-wit:

"BEGINNING at an iron pin in the center of river, which pin is 82 feet South-east from the bridge across Middle Saluda River, and running thence N. 23-05 E. 56.2 feet to pin on the Southeast side of a private road; thence with the said, N. 69-20 E. 179.1 feet to iron pin; thence S. 53-20 E. 77.4 feet to iron pin; thence S. 32-10 W. 200 feet to pin in center of Middle Saluda River; thence up said River, as a line in a northwesterly direction 170 feet to the point of beginning."

Being the same premises conveyed to the mortgagor by the mortgagee by deed 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.