

MORTGAGE OF REAL ESTATE—Offices of Love, Thornton & Arnold, Attorneys at Law, Greenville, S. C.

MAY 28 3 24 PM '58

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

GRANT MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

**LEON E. ASHMORE AND**  
**FRANCES J. ASHMORE** (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto **THE FIRST NATIONAL BANK OF ATLANTA** (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-three Thousand Five Hundred and No/100-----**

DOLLARS (\$ 23,500.00 ),

with interest thereon from date at the rate of  $4 \frac{3}{4}$  per centum per annum, said principal and interest to be repaid: in 120 equal successive monthly installments of \$246.40 each, with a final installment of \$246.40, the first of the said installments shall be paid on or before the 21st day of May, 1959, and the remaining installments shall be paid, one on or before the same day of each successive month thereafter until the loan has been paid in full. The said installments include both principal and interest and are to be applied first to the payment of interest on the unpaid balance and then to the payment of principal. The maker hereof shall have the right to prepay the entire amount due under this note at any time without penalty.

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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, and also in consideration of the further sum of Three Dollars (\$3.00) 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, its 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, near the City of Greenville, and as shown on a plat of property of Leon and Frances J. Ashmore made by J. C. Hill, L. S., dated July 19, 1958, is more fully described as follows:

Commencing at a point on the southeastern side of the right-of-way of U. S. Highway No. 25, 75 feet from a point in the center line of the north bound lane of U. S. Highway No. 25, which point in the center line of said lane is located 314.6 feet southwest of the intersection of the center line of the north bound lane of U. S. Highway No. 25 and the center line of the south lane of the old Augusta Road, and running thence S. 42-17 E. 74.4 feet to an iron pin on the northwestern side of the Old Augusta Road and thence running S. 17-0 W. along the northwestern side of the Old Augusta Road 100 feet to a pole; thence continuing S. 13-40 W. along the northwestern side of the Old Augusta Road 75 feet to an iron pin; thence running N. 60-14 W. 166.9 feet to an iron pin on the southeastern side of the right-of-way of U. S. Highway No. 25; thence running N. 45-18 E. along the southeastern side of U. S. Highway No. 25 200 feet to the point of commencement.

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.