

# MORTGAGE

STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE ss:

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Milford A. Chapman of  
Pelzer, S. C. hereinafter called the Mortgagor, send (s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

C. Douglas Wilson & Co.

a corporation organized and existing under the laws of South Carolina hereinafter called the 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 Nine Thousand and no/100 Dollars (\$ 9,000.00 ), with interest from date at the rate of five and one-fourth per centum (5 1/4 %) per annum until paid, said principal and interest being payable at the office of C. Douglas Wilson & Co. in Greenville, S. C. or at such other place as the holder of the note may designate in writing, in monthly installments of Fifty-Four and no/100 Dollars (\$ 54.00 ) commencing on the first day of October, 19 61, and 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 September, 19 86.

NOW, KNOW ALL MEN, That the 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, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns, the following-described real estate situated in the County of Greenville State of South Carolina:

All that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being on the northeasterly side of Beech Springs Road, in Dunklin Township, near Pelzer, in Greenville County, S. C., being shown as the property of Milford A. Chapman on a plat thereof recorded in the RMC Office for Greenville County, S. C. in Plat Book 22, page 19, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a nail in the center line of Beech Springs Road, said nail being located 1047 feet in a northwesterly direction from the intersection of the center line of Beech Springs Road with the center line of Cooley Bridge Road, and running thence N 33-36 E 359.2 feet to an iron pin, joint corner with property of Essie Mae Weeks; thence with the common line of the Weeks property N 73-59 W 258.1 feet to an iron pin; thence S 15-11 W 202.7 feet to a nail in the center line of Beech Springs Road; thence with the center line of Beech Springs Road S 30-30 E 203 feet to the beginning corner, containing 1.34 acres.

This property is subject to the right-of-way of Beech Springs Road as the same crosses the southeasterly side thereof.

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 equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the