

MORTGAGE

FILED
GREENVILLE CO. S. C.

MAR 13 1 58 PM 1962

OLLIE FARRINGTON
R. M. C.

STATE OF SOUTH CAROLINA, } ss:
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

ROY M. FERGUSON and JEAN H. FERGUSON of
Greenville County, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

GENERAL MORTGAGE CO., a corporation organized and existing under the laws of State 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 Eleven Thousand and No/100 Dollars (\$ 11,000.00), 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 General Mortgage Co., in Greenville, South Carolina or at such other place as the holder of the note may designate in writing, in monthly installments of Sixty-Six and No/100 Dollars (\$ 66.00), commencing on the first day of May, 19 62, 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 April, 19 87.

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 lot of land, together with improvements thereon, on the southwestern side of Green Meadow Lane, near the City of Greenville, Greenville County, South Carolina, being shown as Lot No. 8 in a Plat of North Meadow Heights, made by Piedmont Engineering Service dated February 22, 1951, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book W, at page 183, and having according to said Plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Green Meadow Lane at a point 90 feet northwest of the westerly intersection of Green Meadow Lane and Rutherford Road (Camp Road), at the joint front corner of Lots Nos. 8 and 9, and running thence along the southwestern side of Green Meadow Lane N. 45 - 41 W. 70 feet to an iron pin; thence along the line of Lot No. 7, S. 47 - 23 W. 187.5 feet to an iron pin; thence S. 39 - 40 E. 55 feet to an iron pin; thence N. 68 - 54 E. 80.1 feet to an iron pin; thence N. 40 - 33 E. 120 feet to an iron pin, the point of beginning.

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