

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

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

FILED
GREENVILLE, S. C.
OCT 8 9 21 AM 1962

TO ALL WHOM THESE PRESENTS MAY CONCERN: **JAMES T. BLACK, Jr.** and **EDITH BLACK**
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto **BESSIE IRVIN**

(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

THIRTY FOUR HUNDRED AND NO/100THS- - - - - DOLLARS (\$ 3400.00)

with interest thereon from date at the rate of **5** per centum per annum, said principal and interest to be repaid: **\$36.07** on **November 6, 1962**, and **\$36.07** on the **6th day** of each successive month thereafter until paid in full, with full privilege of anticipation.

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, being known and designated as Lot No. 53 of Section 6 on Plat of Judson Mills Village recorded in Plat Book K at Pages 106 and 107, R.M.C. Office for Greenville County, and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Western side of "D" Street, at joint front corner of Lots Nos. 53 and 54, and running thence with the line of Lot No. 54, S. 88-20 W. 76.6 feet to iron pin; thence along the rear line of Lot No. 63 S. 1-37 E. 70 feet to an iron pin, joint rear corner of Lots Nos. 52 and 53; thence with line of Lot No. 52, N. 88-20 E. 76.6 feet to an iron pin on "D" Street; thence with the Western side of "D" Street, N. 1-37 W. 70 feet to the point of beginning.

Being the same premises conveyed to the Mortgagors by deeds to be recorded herewith.

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.