

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

FILED  
GREENVILLE CO. S. C. MORTGAGE OF REAL ESTATE

MAY 17 4 44 PM 1965

TO ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE FARNSWORTH

WHEREAS, I, David W. Hiott R.M.C.

(hereinafter referred to as Mortgagor) is well and truly indebted unto MOTOR CONTRACT COMPANY OF GREENVILLE, INC.

(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 Four Thousand Seven Hundred Twenty Six and 80/100

Dollars (\$4,726.80) due and payable

\$78.78 per month for sixty months beginning June 15, 1963 and continuing thereafter until paid in full

with interest thereon from ~~date~~ maturity at the rate of Six (6%) per centum per annum, to be paid monthly

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, on the western side of Jones Avenue, being known and designated as Lot No. 19 of the property of Mrs. Mary Daniels, according to plat thereof made by Dalton & Neves, Engineers, March, 1929, and having the following metes and bounds:

BEGINNING at an iron pin on the western side of Jones Avenue, at corner of Lot No. 18, N. 89-12 W. 180 feet to pin in line of Lot No. 20; thence with line of Lot No. 20, S. 0-48 W. 55.3 feet to pin on a proposed 40 foot street; thence with said street, S. 84-34 E. 180.6 feet to pin on Jones Avenue; thence along the west side of Jones Avenue, N. 0-48 E. 70 feet to the point of beginning.

The above described property being the same property conveyed to the Mortgagor herein by deeds dated May 31, 1955 and May, 1955 recorded in the R. M. C. Office in Deed Book 530, at Page 543 and Deed Book 531, at Page 1, respectively

It is expressly understood that this is a second mortgage subject only to that first mortgage given to Fidelity Federal Savings & Loan Assn. on July 30, 1955 and recorded in the R. M. C. Office for Greenville County in Mortgage Book 646, at Page 421 in the original amount of \$13,500.00.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting 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.

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

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

See Supplement for the address of the Mortgagor + by the name of Ollie Farnsworth

*David W. Hiott, President*  
*Motor Contract Co. of Greenville*  
*Witness: Ollie Farnsworth*  
*George Wagner*

RECORDED AND INDEXED IN RECORDS  
MAY 27 1965  
Ollie Farnsworth  
R. M. C. FOR GREENVILLE COUNTY, S.C.  
AT 10:30 O'CLOCK P. M. 1965