

STATE OF SOUTH CAROLINA,

County of Greenville

BOOK 951 PAGE 115

To all Whom These Presents May Concern:

WHEREAS I, Bernard L. Thomas, of Greenville County, am well and truly indebted to J. W. Pitts in the full and just

sum of Two Thousand, Five Hundred and No/100----- (\$ 2,500.00) Dollars, in and by my certain promissory note in writing of even date herewith, due and payable as follows: in monthly instalments of Seventy-Six and 06/100 - (\$ 76.06) Dollars each, beginning on the 5th day of July, 1964 and continuing on the 5th day of each succeeding month thereafter until the principal debt has been paid in full, said payments to be applied first to interest and then to the principal balance remaining due from month to month,

with interest from date at the rate of six (6%) per centum per annum until paid; interest to be computed and paid monthly and if unpaid when due to bear interest at same rate as principal until paid, and I have further promised and agreed to pay ten per cent of the whole amount due for attorney's fee, if said note be collected by attorney or through legal proceedings of any kind, reference being thereunto had will more fully appear.

NOW, KNOW ALL MEN, That I, the said Bernard L. Thomas

in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof, according to the terms of the said note, and also in consideration of the further sum of Three Dollars, to me in hand well and truly paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said

J. W. Pitts, his heirs and assigns forever:

All that certain piece, parcel, or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Chick Springs Township, on the southeastern side of Mabel Avenue (now known as Yorkshire Drive), and being known and designated as Lot 40 as shown on plat prepared by Dalton & Neves, Engineers, dated March 1954 entitled "Combined Map of Plats 1-2-3, Property of James M. Edwards" and recorded in the R. M. C. Office for Greenville County in Plat Book EE at Page 60 and having, according to a more recent plat prepared by Piedmont Engineering Service, dated April 23, 1957 entitled "Property of Robert F. Thompson and Cebelle P. Thompson" the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Mabel Avenue at the joint front corner of Lots 40 and 41; running thence with the line of Lot 41, S. 47-08 E. 200 feet to an iron pin; thence S. 42-52 W. 100 feet to an iron pin at the joint rear corner of Lots 39 and 40; thence with the line of Lot 39, N. 47-08 W. 200 feet to an iron pin on the southeastern side of Mabel Avenue; thence with the southeastern side of Mabel Avenue, N. 42-52 E. 100 feet to the beginning corner; being the same conveyed to me by J. W. Pitts by deed of even date, to be recorded herewith.

This is a second mortgage and is junior in lien to that mortgage executed to the First Federal Savings and Loan Association of Greenville, which mortgage is recorded in the R. M. C. Office for Greenville County in Mortgage Book 951, Page 41.

TOGETHER with all and singular the rights, members, hereditaments and appurtenances to the same belonging or in any way incident or appertaining, including all heating, plumbing and electrical fixtures, and any other equipment or fixtures now or hereafter attached, connected or fitted in any manner, it being the intention of the parties hereto that all such fixtures and equipment, other than household furniture, be considered a part of the realty.

TO HAVE AND TO HOLD, all and singular the said premises unto the said

J. W. Pitts, his Heirs and Assigns forever.

And I do hereby bind myself, my Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the said mortgagee, his Heirs and Assigns, from and against me, my Heirs, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming, or to claim the same or any part thereof.

For Satisfaction see R. E. M. Book 1089 Page 424

RECORDED AND INDEXED BY BOOKS
DATE OF April 1968
Ollie Pennington
R. M. C. FOR GREENVILLE COUNTY, S. C.
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