

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE CO. S.C.
FEB 19 11 33 AM 1965

MORTGAGE OF REAL ESTATE

BOOK 986 PAGE 587

OLLIE FAYNSWORTH
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS, Louise Mayes and Margarie Stewart

(hereinafter referred to as Mortgagor) is well and truly indebted unto Calhoun Contractors

(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

Two thousand six hundred twenty five and n0/100 Dollars (\$ 2625.00) due and payable

in sixty (60) consecutive monthly instalments of \$43.75 each, the first to become due and payable on the 5th of April, 1965.

with interest thereon from date of maturity at the rate of _____ per centum per annum, to be paid:

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, in the City of Greenville on the North side of Nichols Street, lying between Means Street and Robbins Street, being known and designated on City map in the Auditors Office for Greenville County as Lot 6, Block 3, Page 87, and is Lot 12 of the Cox Lands, having a frontage of Fifty (50) feet on Nichols Street and running back to a depth of 100 feet, and having the following metes and bounds to wit: Beginning at an iron pin on North side of Nichols Street at corner of the Haynesworth lot; thence running with said Street S.78 E.50 feet to corner of Lot 13; thence with line of Lot 13 N.12 E.100 Feet to a pin; thence N.78 W.50 feet to corner of Haynesworth lot; thence S.12 W.100 feet to the beginning corner.

ASSIGNMENT

February 18, 1965

For value received, we do hereby assign, transfer and set over to United States Finance Co., Inc. the within mortgage and the note which it secures.

Martin J. McIntyre
Witness

Calhoun Contractors

L. J. Calhoun

Masha W. Calhoun
Witness

Assignment Recorded February 19, 1965 at 11:33 A. M. #23437

Together with all and singular rights, members, herditaments, 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.