

DEC 11 9 AM 1968

BOOK 1112 PAGE 01

MORTGAGE OF REAL ESTATE—Office of Leatherwood, Walker, Todd & Mann, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

OLIVE TARNSWORTH

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, I, George L. Sijon

(hereinafter referred to as Mortgagor) is well and truly indebted unto A/G Investment Company, 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 Six thousand eight hundred eight and 38/100

Dollars (\$ 6,808.38 ) due and payable in one installment of \$111.88 due January 10, 1969 and 59 equal, successive monthly installments of \$113.50 each, the first such installment due and payable February 15, 1969 and remaining installments payable on the 15th day of each month thereafter until paid in full,

with interest thereon from maturity at the rate of 7 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

All that certian piece, parcel or lot of land, situate, lying and being in Ward 1 of the City of Greenville, Coutny of Greenville, State of South Carolina, being known and designated as the major portion of Lot No. 12 as shown on plat recorded in the R.M.C. Office for Greenville County in Plat Book "E", Page 132, and having the following metes and bounds, to wit:

BEGINNING at an iron pin, corner of property of Mrs. Rabb, and running thence with Park Avenue S. 75-40 E. 49 feet to an iron pin in the center of driveway; thence N. 10-10 E. 125 feet to a stake; thence N. 78-52 W. 77.5 feet to an iron pin; thence S. 3-05 E. 125.8 feet to the beginning corner.

This is a second mortgage, being junior in lien only to a first mortgage executed by Sidney L. Goldfinch to Fidelity Federal Savings and Loan Association, dated June 17, 1955, recorded in Mortgage Book 642, Page 81 and having an unpaid principal balance of \$516.03.

Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging 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 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.

*Paid & satisfied 4/9/70.  
A/G Investment Company  
M. W. Murphy  
Witness Neal P. Ponder*

SATISFIED AND CANCELLED OF RECORD  
17 DAY OF April 1970  
*Olive Tarnsworth*  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 3:34 O'CLOCK P. M. NO. 22742