

JUL 14 2 52 PM '69

BOOK 1131 PAGE 240

MORTGAGE OF REAL ESTATE—OLIE FANTBORTH
 R. H. C. Arnold & Thomason, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
 COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

SARAH P. COLEMAN,

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto FRANCES THIEM COLE

(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 Seven Thousand One Hundred

Ninety and No/100-----DOLLARS (\$7,190.00),

with interest thereon from date at the rate of 8 per centum per annum, said principal and interest to be repaid: within six (6) months from date with the privilege of anticipating any part or all at any time without penalty.

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 shown and designated as Lot No. 1 on plat of Capitol City Real Estate made by J. C. Hill, LS, November 23, 1959 and recorded in Plat Book 00, Page 377 in the RMC Office for Greenville County. According to said plat the property is more fully described as follows:

Beginning at an iron pin at the intersection of Ghana Drive and Blassengame Road and running thence with said Blassengame Road N 23-15 E 78 feet to an iron pin; thence continuing with said road N 32 E 41 feet to an iron pin; thence continuing with said road N 46 E 38.3 feet to an iron pin; thence leaving said road and running S 70-10 E 52.8 feet to an iron pin at the joint rear corners of Lots 1 and 2; thence with the joint line of said lots S 25-15 W 150 feet to an iron pin on Ghana Drive; thence N 74 W 60 feet to an iron pin at the point of beginning.

The property above described is the same as conveyed to the mortgagor by deed recorded in Deed Book 784, Page 308.

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 thereon, 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.