

FILED  
GREENVILLE CO. S. C.

BOOK 1154 PAGE 183

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE  
OLLIE FARNSWORTH  
R. M. C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, We, Larry B. Aiken and Deborah T. Aiken,  
are

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

Horace J. McDonough and Matilda J. McDonough.

(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, Five Hundred and No/100

Dollars (\$ 2, 500. 00 ) due and payable

Fifty and No/100 (\$50.00) Dollars on the 1st day of June, 1970; Fifty and No/100 (\$50.00) Dollars on the 1st day of July, 1970; Fifty and No/100 (\$50.00) Dollars on the 1st day of August, 1970, Fifty and No/100 (\$50.00) Dollars on the 1st day of September, 1970, Fifty and No/100 (\$50.00) Dollars on the 1st day of October, 1970 and the balance due and payable on the 1st day of November, 1970; payments to be applied first to with interest thereon from date at the rate of seven per centum per annum, to be paid: interest and then to principal; with the privilege of prepaying the whole or any part 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 known and designated as Lot 63 of a subdivision known as Avon Park as shown on plat thereof recorded in the R. M. C. Office for Greenville County in Plat Book KK at Page 71 and having the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the western side of Bedford Lane, joint corner of Lots 62 and 63 and running thence with the line of Lot 62, S. 69-51 W. 175 feet to the rear line of Lot 58; thence with the rear lines of Lots 58 and 57, N. 20-09 W. 95 feet to an iron pin, joint rear corner of Lots 63 and 64; thence with the line of Lot 64, N. 76-22 E. 178 feet to an iron pin on the western side of Bedford Lane; thence with the western side of Bedford Lane, S. 16-50 E. 37.9 feet to an iron pin; thence continuing with Bedford Lane, S. 20-09 E. 37.1 feet to the beginning corner; being the same conveyed to us by the mortgagees herein by deed of even date to be recorded herewith.

It is understood and agreed that this is a second mortgage, junior in lien to that mortgage to Carolina Federal Savings and Loan Association recorded in Mortgage Book 1058 at Page 139.

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.

*Paid in full October 28, 1970.  
By Horace J. Mc Donough  
Matilda J. Mc Donough  
Witness Francis M. Lindler*

SATISFIED AND CANCELLED OF RECORD

30 DAY OF Oct 1970  
Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 1:00 O'CLOCK P. M. NO. 10359