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BOOK 1185 PAGE 73

STATE OF SOUTH CAROLINA
COUNTY OF Greenville

OLLIE FARNSWORTH
R.M.C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, Henry P. Willimon and Walter W. Goldsmith

(hereinafter referred to as Mortgagor) is well and truly indebted unto Volona P. Gray

(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

Forty-five thousand Dollars (\$45,000.00) due and payable

ON DEMAND - with monthly principal curtailments, prior to demand, in the amount of four hundred (\$400.00) dollars each commencing May 10, 1971

with interest thereon from date at the rate of seven per centum per annum, to be paid: pursuant to note

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:

~~That the certain pieces, parcels or lots of land, with all improvements thereon, hereinafter described, situate, lying and being in the State of South Carolina, County of Greenville~~

"All those certain pieces, parcels or lots of land, with all improvements thereon, situate, lying and being at the southeastern corner of the intersection of North Main Street and Gallivan Street (formerly Kenwood Street) in or near the City of Greenville, County of Greenville, State of South Carolina, being known and described as Lots Nos. 1, 2 and 3 as shown on a plat prepared by Dalton & Neves, dated April, 1941, recorded in the R.M.C. Office for Greenville County in Plat Book K, Page 89, and having according to said plat, when described in the aggregate, the following metes and bounds:

Beginning at an iron pin at the southeastern corner of the intersection of N. Main Street and Gallivan Street and running thence with the southern side of Gallivan Street S. 65 - 30 E. 265.6 feet to an iron pin at the joint front corner at Lots Nos. 3 and 4; thence with a line of Lot No. 4 S. 24 - 30 W. 162 feet to a point at the center of a branch, which point is witnessed by an iron pin 13 feet back on the line; thence with the center line of said branch as the line and running approximately N. 72 - 00 W. 250.7 feet to an iron pin on the eastern side of N. Main Street at or near where said branch leaves a culvert under N. Main Street; thence along the eastern side of N. Main Street N. 20 - 00 E. 182.5 feet to the point of beginning."

Derivation: Deed Book 287 at Page 354, Deed Book 248 at Pages 94 and 175

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.