

MORTGAGE OF REAL ESTATE—Office of ~~W. H. ...~~ Greenville, S. C.

GREENVILLE, CO. S. C.

APR 19 12:12 PM '77

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNSWORTH MORTGAGE
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: BILLY HENDERSON

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

WHEREAS, the Mortgagor is well and truly indebted unto HARRY P. GEMMILL (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 FIFTY THOUSAND & NO/100-----DOLLARS (\$50,000.00) with interest thereon from date at the rate of seven (7%) per cent. to be repaid as follows:

In five equal annual installments of Ten Thousand & NO/100 (\$10,000.00) Dollars each, with the first installment due and payable one year from date and the remaining installments of equal amount due on the same date of each subsequent year until paid in full with interest on any ~~unpaid~~ installments at the rate of seven (7%) per cent. installments not paid when due

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced or readvanced 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 heirs, successors and assigns the following described piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon:

ALL that piece, parcel or tract of land as shown on a plat captioned "Survey for Billy Henderson" dated February 7, 1972, said plat being prepared by Piedmont Engineers & Architects, as containing 5.77 acres, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the right-of-way of U. S. Highway 29 (Wade Hampton Boulevard) and running thence with said right-of-way N. 67-09 E. 999.5 feet to an iron pin; thence turning and running with property now or formerly of Gemmill S. 22-53 E. 118.9 feet to a point; thence turning and running S. 67-07 W. 10.0 feet; thence turning and running S. 22-53 E. 61.88 feet; thence turning and running N. 67-07 E. 10 feet; thence turning and running S. 22-53 E. 135.1 feet to the center line of Old Taylors Bridge Road; thence turning and running with the center line of said road; thence turning and running with the property now or formerly of J. A. Bull S. 76-32 W. 148.0 feet; thence continuing with property now or formerly of Ida Bruton N. 79-36 W. 110.0 feet to an iron pin; thence continuing with said Bruton property N. 79-59 W. 329.4 feet to an iron pin; thence turning and running S. 28-57 W. 152.5 feet to an iron pin; thence turning and running with property now or formerly of Brown and Clayton N. 81-17 W. 222.7 feet to an iron pin on the easterly side of a drive; thence turning and running with the right-of-way of the easterly side of said drive N. 52-22 W. 135.9 feet to an iron pin at the point of beginning.

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 therefrom, 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.