

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

S. C.

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

RECORDED
22 AM '80
MERSLEY

WHEREAS, Richard W. Locke and H. Samuel Stilwell

(hereinafter referred to as Mortgagor) is well and truly indebted unto J. T. Black, whose address is Route #6, Woodruff Road, Greenville, S. C., 29607,

(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 -----

Twelve Thousand and No/100----- Dollars (\$ 12,000.00) due and payable as per the terms of said note;

with interest thereon from _____ date _____ at the rate of Ten _____ per centum per annum, to be paid: as per the terms of said 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:

"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, in the City of Greenville, in Ward One, shown and designated as Lot No. 3 on Plat No. 1 of the S.P. Burbage property, made by John N. Cureton, dated October 13, 1902, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Pinckney Street, at the corner of Lot No. 2, between Frank and Mulberry Streets, and running thence S. 57 W. 206 feet along the line of Lot No. 2 to an iron pin; thence S. 32 E. 51 feet to an iron pin, corner of Lot No. 4; thence with the line of Lot No. 4, N. 57 E. 209 feet to an iron pin on Pinckney Street; thence along Pinckney Street N. 36½ W. 51 feet to the beginning corner.

ALSO: ALL that certain piece, parcel or lot of land in the City of Greenville, Greenville County, S.C., on the southwest side of Pinckney Street between Mulberry and Frank Streets, being shown as Lot No. 6 on a plat made by W.D. Neves, February 7, 1912, and being more particularly described as follows:

BEGINNING at a stake on Pinckney Street 128.4 feet from Pinckney Streer Public School property and running thence along Pinckney Street S. 34 E. 64 feet 2 inches to the corner of a lot formerly owned by W.H. Irvine; thence with the line of said lot S. 57-30 W. 199 feet to a stake; thence N. 33-15 W. 64 feet 5 inches along the line of Lot No. 1 to a stake at the joint corner of Lots 1, 2, 5 and 6; thence N. 57-40 W. 198 feet to the point of beginning.

This being the same property conveyed to the mortgagors herein by two separate deeds from J. T. Black, both of which are to be executed and recorded of even date herewith.

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STATE OF SOUTH CAROLINA
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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 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.

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