

FEB 5 3 45 PM 1948

FHA Form No. 3175-b
(For use under Section 608)
(Revised 7-1-48)

OLLIE FARNSWORTH
R.M.C.

MORTGAGE

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE } ss:

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Woodfields, Inc., a corporation of the State of South Carolina, with its principal place of business at Greenville, S. C. - of hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto The American Mutual Fire Insurance Company of Charleston, S. C. South Carolina, a corporation organized and existing under the laws of hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Seven thousand no/100 Dollars (\$7,000.00), with interest from date at the rate of four per centum (4%) per annum until paid, said principal and interest being payable at the office of The American Mutual Fire Insurance Company of Charleston, S.C. or at such other place as the holder of the note may designate in writing, in monthly installments of Thirty-six and 96/100 Dollars (\$36.96), commencing on the first day of April 19 48, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of March, 19 73.

NOW, KNOW ALL MEN, that the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, the following-described real estate situated in the county of Greenville Gantt Township, State of South Carolina; known and designated as

Lot No. 39 according to plat of property of Woodfields, Inc., a subdivision located on the southwest side of Augusta Road, said lot having the following metes and bounds as shown on plat made by Dalton & Neves, Engineers, March, 1947, recorded in R. M. C. Office for Greenville County in Plat Book S, page 7:

Beginning at an iron pin on the southeast side of Ridgeway Drive at the joint front corner of Lots 38 and 39, and running thence along the line of Lot 38, S. 45-51 E. 244.4 feet to iron pin; thence N. 48-49 E. 70.2 feet to iron pin; thence N. 45-51 W. 250 feet to iron pin on the southeast side of Ridgeway Drive; thence along Ridgeway Drive S. 44-09 W. 70 feet to beginning corner.

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 the buildings, walks, fences, shrubbery, driveways, improvements and fixtures of every kind, including stoves, refrigerators, ranges, cabinets, venetian blinds, heaters, boilers, radiators, engines, machines, motors, screens, blinds, doors, hardware, wires, switches, electric fixtures, bells, insulations, and all other water, plumbing, ventilating, and heating equipment, including stokers, oil burners, tanks, air conditioning equipment now upon or which may hereafter be placed upon said property, shall be deemed to be fixtures and part of the realty herein conveyed, and shall be deemed part of the security for the indebtedness herein mentioned, and shall be covered by this mortgage.

Colonial Trust Co. N.Y.
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387 + mortgages at page 198