

MORTGAGE

JUN 22 4 09 PM 1949

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

OLLIE FARNSWORTH
R. M. C.

To ALL WHOM THESE PRESENTS MAY CONCERN:

ROBERT M. SIMKINS, JR. of
Greenville, S. C. , hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto
C. DOUGLAS WILSON & CO.

, a corporation organized and existing under the laws of the State of South Carolina , 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 Fifty-five Hundred and No/100 Dollars (\$ 5500.00), with interest from date at the rate of four and one-half per centum (4½%) per annum until paid, said principal and interest being payable at the office of C. Douglas Wilson & Co. in Greenville, S. C. , or at such other place as the holder of the note may designate in writing, in monthly installments of Thirty-four and 82/100 - - - - - Dollars (\$ 34.82), commencing on the first day of August , 19 49, 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 July , 19 69 .

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 , State of South Carolina:

All that piece, parcel or lot of land with the buildings and improvements thereon situate, lying and being on the North side of Pleasant Ridge Avenue, in that area recently annexed to the City of Greenville, in Greenville County, S. C., being shown as Lot #37 on plat of Pleasant Valley, Section 1, made by Dalton & Neves, Engineers April 1946, recorded in R. M. C. Office for Greenville County, S. C. in Plat Book P, page 93, said lot having a frontage of 60 feet on the North side of Pleasant Ridge Avenue, with a depth of 160 feet on the East side, a depth of 160 feet on the West side, and being 60 feet across the rear.

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 equipment now or hereafter attached to or used in connection with the real estate herein described.

Handwritten notes and signatures at the bottom of the page, including a signature that appears to read "Ollie Farnsworth" and some illegible text.