

**MORTGAGE**

OCT 12 5 1950

STATE OF SOUTH CAROLINA, } ss:  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

J. A. CARPIN, 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 Eighty-two Hundred Fifty and No/100  
Dollars (\$ 8250.00 ), with interest from date at the rate of Four & one-fourth per centum  
( 4 1/4 % ) 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  
Fifty-one and 15/100----- Dollars (\$ 51.15 ),  
commencing on the first day of December, 19 50, and on the first day of each month there-  
after 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 November, 19 70.

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 certain piece, parcel or lot of land with the buildings  
and improvements thereon, situate, lying and being on the South side of  
Waters Avenue, in the City of Greenville, County of Greenville, State  
of South Carolina, being shown as the Eastern 55 feet of Lot 26 and the  
Western 35 feet of Lot 25, on plat of Pickwick Heights made by Dalton &  
Neves, Engineers, March 1950, recorded in the R. M. C. Office for  
Greenville County, S. C., in Plat Book "X", at page 141, said lot front-  
ing 90 feet along the South side of Waters Avenue, and running back to  
a depth of 131.5 feet on the East side, to a depth of 131.5 feet on the  
West side, and being 90 feet across the rear.

The mortgagor covenants that until this mortgage has been paid in  
full he will not execute or file for record any instrument which imposes  
a restriction upon the sale or occupancy of the mortgaged property on the  
basis of race, color or creed. This covenant shall be binding upon the  
mortgagor and his assigns, and upon the violation thereof, the mortgagee  
may, at its option, declare the unpaid balance of the mortgage immediately  
due and payable.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belong-  
ing 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.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and  
assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple  
absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the

*For Satisfaction See R. E. M. Book 807 Page 114*

*28 Oct. 59  
Ellie Jansworth  
12-26 C. 12832*