

FILED
GREENVILLE CO. S. C.STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

DEC 15 12 33 PM 1951

OLLIE FARNSWORTH
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Richard J. Foster

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

WHEREAS, the Mortgagor is well and truly indebted unto Charles D. Wyatt

(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 NINETY-EIGHT HUNDRED NINE AND 16/100

DOLLARS (\$9809.16),

with interest thereon from date at the rate of Six per centum per annum, said principal and interest to be repaid: in monthly installments of \$50.00 each on the first day of each month hereafter until July 1, 1957, and thereafter in monthly payments of \$200.00 each on the first day of each month until December 1, 1961, at that time the entire unpaid balance shall be due and payable, all of said payments to be applied first to interest and then to principal and with full privilege of anticipation of all or any part of unpaid balance at any time with interest thereon from date at the rate of Five per cent per annum, to be computed and paid monthly.

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 pursuant to the covenants herein and also in consideration of the further sum of Three (\$3.00) Dollars 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, his heirs, 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, on the Northern side of East Faris Road, in the City of Greenville, being lots Nos. 6 and 8 as shown on a plat of Goddard-McPherson property, dated May 11, 1938, as revised April 5, 1940, and described as follows:

"BEGINNING at a stake on the Northern side of East Faris Road, 268.4 feet East from Augusta Road, at corner of lot 4, and running thence with the Northern side of said road, N. 63-30 E. 102.9 feet to a stake at corner of lot No. 10; thence with the line of said lot, N. 26-14 W. 138.9 feet to a stake; thence S. 55-55 W. 115.7 feet to a stake at corner of lot No. 4; thence with the line of said lot, S. 31-44 E. 125 feet to the beginning corner."

Being the same property conveyed to the mortgagor by Charles G. Wyatt by deed of even date recorded herewith, and this mortgage is given to secure the unpaid portion of the purchase price.

It is understood and agreed that the lien of this mortgage is junior in lien to a mortgage executed by Charles D. Wyatt to Liberty Life Insurance Company, recorded in Volume 384 at Page 420.

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.