

FILED
AUG 17 11 03 AM 1956

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

ELLIE FARNSWORTH MORTGAGE
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, R. F. Smathers,

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

WHEREAS, the Mortgagor is well and truly indebted unto Citizens Lumber Company

(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 Eight Thousand and No/100 - -

DOLLARS (\$ 8,000.00),

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 \$80.00 each, commencing December 1st, 1956, and on the 1st day of each month thereafter, to be applied first to interest and then to principal, until paid in full, with interest thereon from date at the rate of six (6%) per cent, per annum, to be computed semi-annually and paid monthly, until paid in full,

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,

in the City of Greenville, on the Northeastern side of Keith Drive, being shown and designated as Lot No. 40 on Plat of property of Ed. B. Smith recorded in the R.M.C. Office for Greenville County in Plat Book S, at page 23, and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northeastern side of Keith Drive, at the joint front corner of Lots Nos. 39 and 40, and running thence with the line of Lot No. 39, N. 54-45 E. 150 feet to an iron pin; thence S. 35-45 E. 75 feet to an iron pin, at the rear corner of Lot No. 41; thence with the line of Lot No. 41, S. 54-45 W. 150 feet to an iron pin on Keith Drive; thence with Northeastern side of Keith Drive, N. 35-45 W. 75 feet to the point of beginning.

The above described property being the same conveyed to the Mortgagor by Deed recorded in the R.M.C. Office for Greenville County in Deed Book 550, at page 188.

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.