

JAN 17 4 49 PM 1951

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R. M. C. MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, J. W. Irvin and Bertha L. Irvin (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 Hundred and No/100

DOLLARS (\$ 800.00),

with interest thereon from date at the rate of Six per centum per annum, said principal and interest to be repaid: \$20.00 on February 17, 1951, and a like payment of \$20.00 on the 17th day of each and every month thereafter until paid in full, said payments to be applied first to interest and then to principal, with interest thereon from date at the rate of Six per cent, per annum, to be computed semi-annually 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, lot No. 39 on Wilburn Avenue, as shown on revised plat of Westview Heights, recorded in Plat Book M at Page 11 and described as follows:

"BEGINNING AT an iron pin on the East side of Wilburn Avenue, corner of lot No. 38, thence along line of lot 38, N. 85-56 E. 147.7 feet to a stake at rear corner of lot No. 38; thence S. 2-41 E. 50 feet to an iron pin at corner of lot 40; thence along line of lot No. 40, S. 85-56 W. 146.5 feet to an iron pin on the East side of Wilburn Avenue; thence along said Avenue, N. 4-04 W. 50 feet to the beginning corner."

"Being the same premises conveyed to the mortgagor, J. W. Irvin by deed recorded in Volume 276 at Page 258.

ALSO, lot No. 40 on Wilburn Avenue, as shown on revised plat of Westview Heights, recorded in Plat Book M at Page 11 and described as follows:

"BEGINNING at an iron pin on the East side of Wilburn Avenue, at joint corner of lots 40 and 41; thence along E. side of Wilburn Ave., N. 4-04 W. 50 feet to an iron pin corner of lot 39; thence along joint line of lots 39 and 40, N. 85-56 E. 146.5 feet to an iron pin rear corner of lots 39 and 40; thence S. 2-41 E. 50 feet to iron pin, joint rear corner of lots 40 and 41; thence along joint line of said lots, S. 85-56 E. 145.3 feet to the beginning corner."

Being the same premises conveyed to the mortgagors by deed recorded in Volume 269 at Page 384.

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.