

MAR 27 2 19 1951

BOOK 494 PAGE 319

F12309

OLLIE FARNSWORTH
MORTGAGE

DATE	3-12-51
INITIALS	207K

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

TO ALL WHOM THESE PRESENTS MAY CONCERN: R. A. Riggins

of
Greenville South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

The Penn Mutual Life Insurance Company

, a corporation
organized and existing under the laws of the State of Pennsylvania, 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 Ten Thousand, Nine Hundred and no/
Dollars (\$10,900.00), with interest from date at the rate of four & one-fourth per centum 100
(4 1/4%) per annum until paid, said principal and interest being payable at the office of
Caine Realty & Mortgage Co. in Greenville, South Carolina,
or at such other place as the holder of the note may designate in writing, in monthly installments of
Fifty-Nine and 08/100 Dollars (\$59.08),
commencing on the first day of April, 19 51, 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 March, 19 76.

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: in Gantt Township, being known and designated as Lot
No. 135 and a portion of Lot No. 134 of the property of Woodfields, Inc.
a subdivision located on the southwest side of the Augusta Road and
having, according to a plat of said property, plat made by Piedmont
Engineering Service, March 1, 1951, recorded in the R. M. C. Office
for Greenville County in Plat Book Z, at page 175, the following
metes and bounds, to-wit:

Beginning at an iron pin on the southern side of Piney Woods Lane
at the joint corner of Lots Nos. 135 and 136 and running thence
along the line of Lot No. 136, S. 11-07 W. 112.3 feet to an iron
pin at the rear corner of Lot No. 137; thence along the line of
Lot No. 137, S. 16-37 E. 30.7 feet to an iron pin; thence S. 46-
11 E. 62 feet to an iron pin at the rear corner of Lot No. 134;
thence S. 56-05 E. 15 feet to an iron pin in the rear line of
Lot No. 134; thence N. 28-36 E. 155.1 feet to an iron pin on the
southern side of Piney Woods Lane; thence along the southern side
of Piney Woods Lane, N. 60-11 W. 15 feet to an iron pin; thence
continuing along the southern side of Piney Woods Lane, N. 63-
39 W. 60.8 feet to an iron pin; thence continuing with the southern
side of Piney Woods Lane, N. 66-37 W. 55 feet to an iron pin at
the point of beginning.

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