

MORTGAGE OF REAL ESTATE—Offices of Love, Thornton & Blythe, Attorneys at Law, Greenville, S. C.

APR 14 11 20 AM 1951

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

WILLIAM B. DUCKER
MORTGAGEE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, C. B. Keenan

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

WHEREAS, the Mortgagor is well and truly indebted unto W. B. Ducker

(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 Six Hundred and No/100- - - -

DOLLARS (\$600.00),

with interest thereon from ~~date~~ ^{maturity} at the rate of Six per centum per annum, said principal ~~and interest~~ to be repaid: on or before six months after date, with interest thereon from Maturity at the rate of Six (6%) per cent, per annum, to be computed and paid semi-annually.

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 Eastern side of Cumberland Avenue, being known and designated as lot 17, Block H, as shown on plat of Fair Heights, recorded in Plat Book F at Pages 256 and 257, and being more particularly described according to said plat as follows:

"BEGINNING at an iron pin on the Eastern side of Cumberland Avenue, which pin is 200 feet Northeast of the intersection of Cumberland Avenue and Hanover Street and is the joint front corner of lots 16 and 17, and running thence with joint line of said lots, S. 58-40 E. 150 feet to an iron pin, joint rear corner of lots 8 and 9; thence with rear line of lot 8, N. 31-20 E. 50 feet to an iron pin, joint rear corner of lots 17 and 18; thence with joint line of said lots, N. 58-40 W. 150 feet to an iron pin, in East side of Cumberland Avenue; thence with said Avenue, N. 31-20 W. 50 feet to the point of beginning."

Being the same premises conveyed to the mortgagor by William B. Ducker by deed to be recorded.

The mortgagee by accepting this mortgage agrees that he will subordinate the lien thereof in favor of a construction mortgage to be placed upon said premises in connection with the erection of a residence thereon.

*paid in full and satisfied this
26th day of January, 1957.
Witness: Wm. B. Ducker
Edward R. Hanner*

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 herefrom, 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.

*75
Wm. B. Ducker
950
57
2/26/57*