

JUN 14 12 41 PM '53

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Paul A. Nelms

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

WHEREAS, the Mortgagor is well and truly indebted unto Frank Ulmer Lumber Company, a Corporation (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 Twenty-Five Hundred Forty-Three & 25/100

DOLLARS (\$ 2543.25),

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 \$40.00 each on the 14th day of each month hereafter to be applied first to interest and then to principal until October 14, 1953, and at that time the entire unpaid balance shall be due and payable, with full privilege of anticipating all or any part at any time, with interest thereon from date at the rate of Six (6%) 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 East side of Halsey Drive, near the City of Greenville, being shown as lot No. 117 on plat of Augusta Acres, recorded in Plat Book S at Page 201, and described as follows:

"BEGINNING at a stake on the Eastern side of Halsey Drive, 299 feet South from Church Hill Circle, at corner of lot 116, and running thence with line of said lot, N. 69-42 E. 222 feet to a stake at corner of lot 128; thence with the line of said lot, S. 19-00 E. 100 feet to a stake at corner of lot 118; thence with the line of said lot, S. 69-42 W. 220 feet to a stake on Halsey Drive; thence with the Eastern side of Halsey Drive, N. 20-18 W. 100 feet to the beginning corner."

Being the same premises conveyed to the mortgagor by Marsmen, Inc. by deed to be recorded herewith.

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.

F-7052

19 June
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G. Surman.

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June 19, 1953

Attest:

Bennie Sinclair, Deputy R. M. C.