

MAR 5 4 30 PM 1953

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R. M. O. MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, William B. Ducker and Irene B. Ducker, (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto The Peoples National Bank of Greenville, S. C., (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 Four Thousand Five Hundred & No/100

DOLLARS (\$ 4500.00),

with interest thereon from date at the rate of five (5%) per centum per annum, said principal and interest to be repaid: \$37.50 on principal April 5, 1953, and \$37.50 monthly thereafter for a total of 120 months, with interest thereon from date at the rate of 5% per annum, to be computed and paid monthly, in addition to the principal payments of \$37.50 as above set forth. The makers hereof shall have the privilege of paying all or any part of the balance due at any time.

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 Eastern side of Edwards Road, and being more particularly described according to a revised plat prepared by Dalton & Neves, Engineers, in March, 1953, as follows:

"BEGINNING at an iron pin on the Eastern side of Edwards Road at the right-of-way of P & N Railroad, and running thence with said right-of-way, N. 57-02 E. 315 feet to an iron pin; thence N. 32-58 W. 75 feet to an iron pin; thence S. 57-02 W. 286.1 feet to an iron pin in the Eastern side of Edwards Road; thence with said Road, S. 12-05 E. 80.5 feet to the point of beginning."

Said premises being a portion of that conveyed to the mortgagors by Robert W. Edwards by deed recorded in Book of Deeds 443 at Page 205.

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.

FILED AND RECORDED IN THIS OFFICE

MAR 17 1953

THE PEOPLES NATIONAL BANK
GREENVILLE, SOUTH CAROLINA

WILLIAM B. DUCKER
IRENE B. DUCKER

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