

FILED
GREENVILLE CO. S. C.

BOOK 683 PAGE 408

MORTGAGE

OCT 10 12 58 PM 1956

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE }

OLLE FARNSWORTH
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Herman F. Lunsford and Dorothy W. Lunsford of
Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto THE INDEPENDENT LIFE AND ACCIDENT INSURANCE COMPANY, a corporation organized and existing under the laws of Florida, 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 and No/100- - - Dollars (\$10,000.00), with interest from date at the rate of Five per centum (5 %) per annum until paid, said principal and interest being payable at the office of The Independent Life and Accident Insurance Company in Jacksonville, Florida, or at such other place as the holder of the note may designate in writing, in monthly installments of Seventy-Nine and 8/100- - - Dollars (\$ 79.08), commencing on the 15th day of November, 1956, and on the 15th day of each month thereafter until the principal and interest are fully paid.

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:

All that lot of land in Greenville County, State of South Carolina, in Gantt Township, being known and designated as lot # 22, Section 3, of a subdivision known as Greenfields as shown on a plat thereof being recorded in the R.M.C. Office for Greenville County in Flat Book GG at Page 93, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the West side of Dolphin Street, joint front corner of lots # 21 and 22, and running thence with the joint line of said lots, S. 71-55 W. 114.4 feet to an iron pin; thence N. 36-45 W. 128.6 feet to an iron pin on the Southern side of a 25 foot easement; thence with the southern side of said easement, N. 82-45 E. 175.9 feet to an iron pin on the West side of Dolphin Street; thence with Dolphin Street, S. 7-15 E. 90 feet to the beginning corner.

Being the same premises conveyed to the mortgagors by deed recorded in Volume 541, Page 55.

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 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 premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

For Certification see Vol. 541, Page 55
Herman F. Lunsford
Dorothy W. Lunsford