

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

FEB 24 4 35 PM 1961

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

William E. Walker and Minnie Lee Walker (hereinafter referred to as Mortgagor) SEND(S) GREETING;

WHEREAS, the Mortgagor is well and truly indebted unto R. E. Fincher

(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

Eight Thousand Two Hundred Fifty and no/100---- DOLLARS (\$8,250.00),

with interest thereon from date at the rate of six per centum per annum, said principal and interest to be repaid:

Payable: In monthly installments of \$65.00 each on the first day of each and every month hereafter, to be applied first to interest, then to principal until paid in full, with the privilege of anticipating all or any part of the unpaid balance at any time, with interest thereon from date at the rate of six per cent, per annum, to be computed and paid monthly, until paid in full.

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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, and also in consideration of the further sum of Three Dollars (\$3.00) 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:

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 Southeast side of Arden Street, in the City of Greenville, being shown as Lot 7 on a plat of the property of W. I. Coleman, recorded in Plat Book Z at page 111 and described as follows:

BEGINNING at an iron pin on the Southeast side of Arden Street at the corner of Lot 6, and running thence with the line of Lot 6, S. 37-59 E. 139 feet to an iron pin; thence S. 64-19 W. 50 feet to an iron pin at the corner of Lot 8; thence with the line of Lot 8, N. 37-55 W. 129.3 feet to an iron pin on Arden Street; thence with the Southeast side of said Street, N. 53-07 E. 48.8 feet to the Beginning corner.

Being the same property conveyed to Mortgagors by deed of R. E. Fincher of even date, 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.