

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

GREENVILLE, S. C.

APR 24 10 43 AM 1963

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

OCT 1 1963

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JOE A. KNIGHT AND HILDEGARD S. KNIGHT

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

WHEREAS, the Mortgagor is well and truly indebted unto

NELL ELLISON

(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 **Thirty Nine Hundred and No/100**

DOLLARS (\$ 3900.00),

with interest thereon from date at the rate of **six** per centum per annum, said principal and interest to be repaid: **\$46.83** on the 1st day of June, 1963, and a like payment of **\$46.83** on the 1st day of each month thereafter until paid in full, said payments to be applied first to interest and then to principal, with full privilege of anticipation, with interest thereon from date at the rate of **six** per cent, per annum, to be computed and paid monthly

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,

in Paris Mountain Township, being known and designated as a portion of the land conveyed to M. R. Poole by deed from Ida Ward, adjoining the premises of M. E. Poole and J. R. Forest, and others, and having the following metes and bounds, to-wit:

BEGINNING at a fence post and iron pin on corner of land now or formerly owned by J. R. Forest, and running thence N. 19 W. 1.62 chains to iron pin; thence S. 86½ W. 2.43 chains to iron pin; thence S. 5 E. 5.88 chains to iron pin on the Franklin Road; thence with said Franklin Road, S. 75 E. 1.80 chains to iron pin; thence N. 9 E. 4.35 chains to the beginning corner. RESERVING HOWEVER, a 12 foot strip or right-of-way for ingress and egress along the side of the above described lot next to the Harbin lot which is the east side of said lot. LESS HOWEVER, a ¾ acre tract which was conveyed to John K. and Nellie R. Gillespie by deed recorded in Book of Deeds 378 at Page 281, leaving the above described lot approximately .71 acres, more or less.

Being the same premises conveyed to the mortgagors by the mortgagee.

It is understood and agreed that this mortgage is junior in lien to a mortgage held by Fidelity Federal Savings & Loan Association in the amount of \$5800.00.

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.