

FILES
MORTGAGE OF REAL ESTATE - Offices of Love, Thornton, Arnold & Thomason, Attorneys at Law, Greenville, S. C.
GREENVILLE CO. S. C.

APR 4 10 59 AM 1968

BOOK 1088 PAGE 485

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE } OLIVE NORTH MORTGAGE
R.M.S.

TO ALL WHOM THESE PRESENTS MAY CONCERN: John T. Bates

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

WHEREAS, the Mortgagor is well and truly indebted unto James A. Trammell and Charles C. Fayssoux

(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 Hundred and No/100 ----- DOLLARS (\$ 400.00),

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

Payable \$10.00 on March 30, 1968 and a like payment of \$10.00 each and every week thereafter until paid in full, with interest from maturity at six per cent.

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, being known and designated as Lot No. 79 on a plat of Vista Hills Subdivision, recorded in the EMC Office for Greenville County in Plat Book P at Page 149, reference to said plat being craved for a more definite metes and bounds description.

Being the same property conveyed to the mortgagor by the mortgagess by deed to be recorded herewith, and this mortgage is given to secure a portion of the purchase price. It is understood that this mortgage is junior in lien to one held by C. Douglas Wilson & Co., recorded in Mortgage Book 1067 at Page 129 in the EMC Office for Greenville County.

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.