

FILED  
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

JAN 12 11 13 AM 1952  
MORTGAGE

OLLIE FARNSWORTH  
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, **Larry L. Erwin,**

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

WHEREAS, the Mortgagor is well and truly indebted unto **J. H. Bruce and Sydney Bruce, Trustees,** (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 **Sixty-five Hundred & No/100- - -**

DOLLARS (\$ 6,500.00 ),

with interest thereon from date at the rate of **six (6%)** per centum per annum, said principal and interest to be repaid: **In monthly installments of \$100.00 each on the 12th day of each month hereafter until paid in full, with the privilege of making additional payments of \$100.00 each on any payment date, with interest thereon from date at the rate of 6% per annum, to be computed and paid quarterly.**

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, in Greenville Township, in Ward 4 of the City of Greenville, and being known and designated as Lot No. 28 on Plat of Oakland Heights, recorded in Plat Book C at Page 147, and having, according to said plat, the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the Northern side of Choice Street, 180 feet from the Northeast corner of Oakland Avenue and Choice Street, and running thence with Choice Street, S. 62-19 E. 60 feet to iron pin; thence N. 34-50 E. 150 feet to iron pin; thence N. 62-19 W. 60 feet to iron pin; thence S. 34-50 W. 150 feet to the beginning corner."

Said premises being the same conveyed to Larry Erwin by deed recorded in Volume 186 at Page 121.

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.