

APR 17 9 49 AM 1900

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

THE FARMERS
R.M.C.

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Greenville Home Builders, Inc. (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto H. C. Smith and C. S. Fox

(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 Two Thousand and No/100 - - -

DOLLARS (\$ 2000.00),

with interest thereon from date at the rate of five (5%) per centum per annum, said principal and interest to be repaid:

Six months after date, with interest from date, computed and paid semi-annually.

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, on the northeastern side of Lullwater Road, in the City of Greenville, being shown as Lot No. 30 on plat of Northside Gardens, recorded in Plat Book S at Page 17, and described as follows:

"Beginning at a stake on the northeastern side of Lullwater Road, at corner of Lot No. 31, and running thence along line of said lot N. 48-52 E. 236.1 ft. to stake; corner Lot No. 20; thence with line of Lots Nos. 20 and 21, N. 35-45 W. 105.4 ft. to stake, corner of Lot No. 29; thence with line of said lot S. 48-52 W. 245.6 ft. to stake on Lullwater Road; thence with the northeastern side of said Road S. 41-08 E. 105 ft. to the beginning corner; being the same property conveyed to the mortgagor by Elizabeth B. Fuller, et al by deed to be recorded herewith."

It is understood that this mortgage is junior in lien to one executed to Citizens Lumber Company, in the sum of \$10,000.00, 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.