

BOOK **649** PAGE **12**

AUG 19 9 06 AM 1955

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

EFFIE DUNN
R.M.C. MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

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

WHEREAS, the Mortgagor is well and truly indebted unto **Bank of Travelers Rest**

(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

Seven Hundred Thirty-Seven and 25/100 - - - - DOLLARS (\$737.25)

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 \$50.00 each beginning the 17th day of September, 1955,** and continuing thereon until paid in full with interest thereon from date at the rate of **Six (6%)** per cent, per annum, to be computed and paid semi-annually in advance, until paid in full.

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 Northern side of Geer Highway, adjoining other property of Effie Dunn, Fred and Emma Kelly, Hart Valley Ranch and other lands of the Clevelands, on waters of Middle Saluda River, containing 5½ acres, more or less, and described as follows:**

BEGINNING at the corner of Effie Dunn's present lot, on the North side of Geer Highway, and running with Effie Dunn's line, N. 20-30 W. 416 feet to corner with Fred and Emma Kelly; thence N. 20-50 E. 360 feet to point on Hart Valley Ranch line, at "Short Cut" road; thence with the line of Hart Valley Ranch, S. 21-45 E. 584 feet to a well established Concrete Marker on joint Hart Valley Ranch and Cleveland property line; thence S. 15-45 E. 245 feet to right-of-way of Geer Highway; thence S. 81-18 W. with Geer Highway right-of-way to the beginning corner.

For source of title ~~see~~ ^{Deed} Deed Book 298 at Pages 181 and 185. There is excepted from this mortgage a one acre/ ^{of} land which I conveyed to J. A. Banks, et al January 19, 1953, recorded in Deed Book 470 at Page 479.

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.

*Bank of Travelers Rest
No. 3, 11.5
Paid in full + satisfied
By: E. A. Morgan
W. A. Morgan
W. A. Morgan*

*7
W. A. Morgan
2:44*