

GREENVILLE, S. C.
AUG 7 2 15 PM 1956

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE
OLLIE FARNSWORTH
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

D. L. PHILLIPS . (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto **CITIZENS LUMBER COMPANY**

(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 and No/100 - -**

DOLLARS (\$ 6500.00),

with interest thereon from date at the rate of **six (6%)** per centum per annum, said principal and interest to be repaid:

\$65.00 on October 1, 1956, and a like payment on the first day of each month thereafter until paid in full, to be applied first to interest and then to principal, with interest thereon from date at the rate of six (6%) per cent. per annum, to be computed semi-annually and paid monthly

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, lying on the western side of Pinehurst Drive in Chick Springs, near the City of Greenville, known and designated as Lot 31, Block B, on a plat of Pinehurst made by W. N. Willis, October 28, 1948, recorded in Plat Book S at Page 77, and according to said plat being more particularly described as follows:

"BEGINNING at an iron pin on the western side of Pinehurst Drive at the front corner of Lot 29 which pin is 906.8 feet S. 26-48 E. from the southwest intersection of Lee Drive and Pinehurst Drive; thence with the line of Lot 29 S. 62-23 W. 135.6 feet to an iron pin at the rear corner of Lot 32; thence with the rear line of said lot S. 27-37 E. 60 feet to an iron pin on the line of Lot 33; thence with the line of said lot N. 62-23 E. 134.7 feet to an iron pin on the western side of Pinehurst Drive; thence with the western side of said drive N. 26-48 W. 60 feet to the point of beginning."

Being the same property conveyed to the mortgagor by deed of J. B. Hall and R. E. Cox recorded in Deed Book 557 at Page 83.

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.