

MORTGAGE OF REAL ESTATE - OLLIE FARNSWORTH, Executor & Arnold, Attorneys at Law, Greenville, S. C.
GREENVILLE CO. S. C.

JAN 12 3 54 PM 1959

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNSWORTH MORTGAGE
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Ruth Verdin Duncan

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

WHEREAS, the Mortgagor is well and truly indebted unto Florrie V. Greer

(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 One Thousand and No/100 ---

DOLLARS (\$ 1,000.00),

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

One year after date, with the right to anticipate payment; with interest thereon from date at the rate of five (5%) per cent, per annum, to be computed and paid at maturity.

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,

in Austin Township, and being more particularly described as follows:

BEGINNING at a stake on the road leading from Greenville-Laurens Road to Bethel Church at the corner of land formerly owned by B. E. Greer, and running thence with the line of said property, N. 43-0 W. 433.6 feet to stake; thence N. 28-0 E. 1050 feet to stake; thence S. 22-30 E. 300 feet; thence S. 23-15 E. 789.5 feet to stake in road; thence along center of the road, S. 76-30 W. 224 feet to bend; thence continuing S. 69-0 W. 250 feet to bend; thence S. 60-40 W. 200 feet to the beginning corner, containing 12.88 acres.

Being the same property conveyed to Ollie Duncan by C. S. Verdin by Deed recorded in Deed Book 237, at page 296, and by Ollie Duncan to the Mortgagor by Deed recorded in Deed Book 556, at page 516.

It is understood and agreed that the lien of this Mortgage is junior in lien to a Mortgage executed by the Mortgagor to the Mortgagee dated June 23, 1958, in the amount of \$2,000.00 to be recorded.

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.

Paid in full
3/9/59
Florrie V. Greer
Miss Verdin
RECORDED AND INDEXED BY
MAY 12 1959
S. C. DEED RECORDING COMMISSION
GREENVILLE, S. C.