

AUG 4 12 58 PM 1961

MORTGAGE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE)

TO ALL WHOM THESE PRESENTS MAY CONCERN: WE, JAMES DELANE JOHNSON and JANE G. JOHNSON of Travelers Rest, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto General Mortgage Co.

a corporation organized and existing under the laws of South Carolina hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Twelve Thousand Three Hundred Fifty Dollars (\$12,350.00), with interest from date at the rate of five & one fourth per centum (5 1/4%) per annum until paid, said principal and interest being payable at the office of General Mortgage Co. in Greenville, South Carolina or at such other place as the holder of the note may designate in writing, in monthly installments of Sixty Eight and 30/100 ----- Dollars (\$68.30), commencing on the first day of September, 1961, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of August, 1991

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, the following-described real estate situated in the County of Greenville, State of South Carolina:

ALL THAT CERTAIN piece, parcel or lot of land, situate, lying and being on the northern side of Parisview Avenue in the City of Travelers Rest, Bates Township, being known as the greater portion of Lot No. Two (2) and a small triangular portion of Lot No. Three (3) on a plat of Lots No. Two (2) and Three (3), SUNNY ACRES, recorded in the RMC Office of Greenville County, South Carolina, in Plat Book "VV", at Page 85, and being more particularly described on a plat of "PROPERTY OF JAMES DELANE JOHNSON AND JANE G. JOHNSON, TRAVELERS REST, S. C." made by R. K. Campbell, Engineer, dated August 1, 1961, and recorded in the RMC Office of Greenville County, South Carolina, in Plat Book "VV", at Page 146, reference to which is craved for a complete and detailed description thereof.

Said lot runs 75 feet along the northern side of Parisview Avenue; runs to a depth of 143.1 feet on its western side; runs to a depth of 157.7 feet on its eastern side; and is 103 feet across its rear.

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 equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the