

NOV 10 1 41 PM '61

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:
OLLIE FARRIS
R. N. C.

WHEREAS, T. R. Machen

(hereinafter referred to as Mortgagor) is well and truly indebted unto Janie Wright

(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 Five Hundred and no/100----- Dollars (\$ 1,500.00) due and payable on or before two years from date hereof -----

with interest thereon from date at the rate of Six (per centum per annum), to be paid semi-annually

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, City and Township of Greenville, described as follows:

Parcel No. 1: On the north side of Pinckney Street, beginning at corner of Batson's line and running thence with Pinckney Street 37 1/2 feet to an iron pin on southeastern corner of J. T. Barkshadt's line; thence with Barkshadt's line N 57 E 75 feet to iron pin line of John F. Mitchell; thence with his line S 36 E 37 1/2 feet to iron pin; thence S 56-45. W feet to beginning.

Parcel No. 2: All that certain piece, parcel or lot of land lying and being on the northerly side of Pinckney Street, west of Mulberry Street, in the City of Greenville, S. C., described as follows:

BEGINNING at a stake at the corner of lot formerly belonging to W. G. Siring and lot formerly belonging to Parrish & Gower, a d running thence in a northerly direction approximately 100 feet to corner of lots formerly owned by J. F. Mitchell and T. A. J. Green; thence with the Green line, parallel with Pinckney Street, a distance of 4 feet; thence in a southerly direction, parallel to the first line above described, a distance of approximately 100 feet to a stake on the north side of Pinckney Street; thence in a westerly direction with the north side of Pinckney Street a distance of 4 feet to the beginning corner.

Being the same property conveyed to mortgagor herein by Janie Wright, November 10, 1961, deed to be recorded along with this mortgage.

Together with all and singular rights, members, herditments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting 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.

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

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

OLLIE FARRIS
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