

JUL 25 3
OLLI FURNACE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS, we, Ruth B. Mauldin and Laura M. Cawthon,

(hereinafter referred to as Mortgagor) is well and truly indebted unto R. E. Ingold,

(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 THREE THOUSAND ONE HUNDRED NINETY FIVE and no/100

Dollars (\$ 3,195.00) due and payable

as follows: \$319.50 on January 25, 1964; \$319.50 on July 25, 1964; and a like sum on the 25th day of each and every succeeding January and July thereafter, until paid in full; with the right, however, to anticipate, by the payment of any part or all thereof on any interest paying date, before maturity,

with interest thereon from date at the rate of Six per centum per annum, to be paid: & computed 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, , in Greenville Township, on the Western side of Weldon Street, near the City of Greenville, being shown and designated as Lots Numbers Twenty One (No. 21), Twenty Two (No. 22), and Twenty Three (No. 23) on a plat of the property of Edgar C. Waldrop, made by Dalton & Neves, Engrs., in March, 1946, and described as follows:

BEGINNING at a stake on the western side of Weldon Street, One Hundred Fifty (150) feet north from Gantt Street, corner of Lot No. 23, and running thence with the line of said Lot No. 23, S. 58-30 W. 169.2 feet to stake; corner of Lot No. 25; thence with the line of Lots Nos. 25, 26, 27, 28 and 29, N.3-56 W. 228.2 feet to stake, corner of Lot No. 20; thence with the line of said Lot No.20, N. 86-04 E. 150 feet to stake on Weldon Street; thence with the western side of Weldon Street, S. 3-56 E. 150 feet to the beginning corner.

The above described property is the same conveyed to us this day by R. E. Ingold by his deed of this date, same to be recorded in the R.M.C. office along with this Mortgage.

This Mortgage is executed by us to secure the payment of part of the purchase price for said property, and is a purchase money Mortgage.

This is a first Mortgage over the above described property, and there are no other mortgages, judgments, nor other liens or encumbrances over or against same prior to this Mortgage.

Together with all and singular rights, members, herditaments, 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.

For Satisfaction see R. E. M. Book 1043 Page 630.

*1st of Nov. 66
Ollie Furness*

331 R. E. 11432