

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

FILED
APR 13 3 04 PM 1964 MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:
OLLIE FARRISWORTH
R. M. G.

WHEREAS, we, Charles J. Crain and Verna Elizabeth Crain,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Capital Mortgage Co., Inc.

(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 Eight Hundred Ninety and No/100-----Dollars (\$ 1, 890.00) due and payable

Due and payable at the rate of \$37.00 per month for 60 months beginning May 15, 1964 and continuing thereafter until paid in full, payments to be applied first to interest and then to principal.

with interest thereon from date at the rate of six per centum per annum, to be paid monthly

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

All that certain piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, near the City of Greenville and being known and designated as Lot no. 24 of a subdivision known as Woodbriar as shown on plat thereof recorded in the R. M. C. Office for Greenville County in Plat Book "EE", at Page 6 and having the following metes and bounds, to-wit:

BEGINNING at a point on the southeastern side of Woodbriar Court at the joint front corner of Lots Nos. 23 and 24 and running thence S. 50-35 E. 168.3 feet to the joint rear corner of Lots Nos. 23 and 24; thence S. 35-14 W. 9.3 feet to a point; thence S. 31-02 W. 64.5 feet to the joint rear corner of Lots Nos. 24 and 25; thence N. 50-35 W. 178.4 feet to a point on the southeastern side of Woodbriar Court at the joint front corner of Lots Nos. 24 and 25; thence with the southeastern side of Woodbriar Court N. 39-25 E. 73 feet to the beginning corner.

The above described property is the same conveyed to us by William R. Timmons, Jr. by deed dated May 29, 1958 and recorded in the R. M. C. Office for Greenville County in Deed Book 599, at Page 328.

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE) ASSIGNMENT

For value received, the undersigned hereby transfers, sets over and assigns all of its right, title and interest in and to this mortgage to Atlas Credit Corporation, without recourse.

Witness:

Thomas O. Brantley
Beth R. Painter

CAPITAL MORTGAGE CO., INC.

BY *Frankie E. Cheek*

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.