

GREENVILLE CO. S. C.
SEP 1 3 35 PM 1967

BOOK 1068 PAGE 135

MORTGAGE OF REAL ESTATE—Offices of Love, Thornton & Arnold, Attorneys at Law, Greenville, S. C.
OLLIE FARNSWORTH
R. M. O.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WILLIAM G. REDMOND

(hereinafter referred to as Mortgagor) SEND(\$) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto **M. G. PROFFITT, 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 -----

Six Thousand Three Hundred and no/100----- DOLLARS (\$ **6,300.00-**),

with interest thereon from date at the rate of **6 1/2** per centum per annum, said principal and interest to be repaid:

Ninety (90) days from date, including principal and interest.

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 Butler Township,** being shown as Lot No. 44 on plat of Pelham Estates recorded in Plat Book PPP at pages 28 and 29, and having according to said plat, the following metes and bounds:

Beginning at an iron pin on the northern side of Cape Charles Drive at the joint front corner of Lots 43 and 44; thence with the northern side of said Drive, S. 58-43 E. 200 feet to an iron pin at the joint front corner of Lots 45 and 44; thence with line of Lot 45, N. 31-17 E. 200 feet to an iron pin at rear corner of Lot 39; thence with line of Lot 39, N. 58-43 W. 200 feet to an iron pin at corner of Lot 43; thence with line of Lot 43, S. 31-17 W. 200 feet to the beginning corner.

Being the same property conveyed to the mortgagor by the mortgagee, this being a purchase money mortgage. This mortgage is junior in priority to the mortgage of Fidelity Federal Savings & Loan Association in the amount of \$33,700.00 covering this property.

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.