FILED
GREENVILLE CO. S. C.
AUG 1 11 41 AM 1953
OLLIE FARNSWORTH
R. M.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, John A. Carson, (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto The Citizens Lumber Company, (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

——— Twelve Thousand and 00/100 ——— DOLLARS ($12,000.00), with interest thereon from date at the rate of six per centum per annum, said principal and interest to be repaid:

$120.00 per month, commencing the 1st of October, 1953, and $120.00 per month thereafter until paid in full. Said payments to be applied first to the payment of interest, balance to principal.

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 pursuant to the covenants herein and also in consideration of the further sum of Three ($3.00) Dollars 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, his heirs, 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~~

All that lot of land in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as lot 71, Block "F", as shown on the plat of University Heights, recorded in Plat Book BB at Page 21, and being more particularly described according to said plat, as follows:

BEGINNING at an iron pin in the Southwest side of Twin Brook Drive (formerly Drayton Drive) at the joint front corner of lots 68 and 71, and running thence with joint line of said lots, S. 56-37 W. 187.9 feet to iron pin, rear corner of lot 70; thence with line of said lot, N. 32-07 W. 100 feet to iron pin, rear corner of lot 72; thence with line of said lot, N. 56-37 E. 190.8 feet to iron pin in the Southwest side of Twin Brook Drive; thence with said Drive, S. 30-26 E. 100 feet to the point of beginning.

The above described property being the same as conveyed to the mortgagor by Gaynelle Mae Bates, et al. by deed dated the 2nd day of July, 1953, to be recorded.

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.