

OCT 26 8 51 AM 1953

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Grover C. Fortner, (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto 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 -----

--- One Thousand and No/100 ----- DOLLARS (\$ 1000.00),

with interest thereon from date at the rate of six (6%) per centum per annum, said principal and interest to be repaid: \$10.00 on November 22, 1953, and a like payment of \$10.00 on the 22nd day of each month 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 (6%) per cent. per annum, to be computed semi-annually and paid monthly.

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, on the southern side of Elsie Avenue, in the City of Greenville, being shown as the rear portion of Lots 33 and 32 as shown on plat recorded in Plat Book A at Page 130, and being more particularly described as follows:

"Beginning at an iron pin on the southern side of Elsie Avenue, which pin is 112 feet from the intersection of Elsie Avenue and Keowee Avenue, and running thence with the southern side of Elsie Avenue S. 63-00 E. 60 feet to iron pin on an alley; thence with said alley S. 27-00 W. 130 feet to iron pin, corner of Lot No. 21; thence with line of said lot N. 63-00 W. 60 feet to iron pin; thence through Lots Nos. 32 and 33 and parallel with said alley, N. 27-00 E. 130 feet to iron pin on Elsie Avenue, the point of beginning ."

It is understood that this mortgage is junior in lien to a mortgage now held by Citizens Lumber Company in the sum of \$5000.00 covering the entire lot and also a mortgage held by Canal Insurance Company, recorded in Volume 367 at Page 118, covering a portion of said lot.

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.

SEARCHED AND CANCELLED OF RECORD
BY OS
1953
FOR GREENVILLE COUNTY, S. C.