

MORTGAGE.

FILED
GREENVILLE CO. S. C.

State of South Carolina,
County of GREENVILLE

JAN 20 12 59 PM 1954

To All Whom These Presents May Concern

I, R. A. Ridgill, Jr.,
OLIE FARM SWORTH

hereinafter spoken of as the Mortgagor send greeting.

Whereas R. A. Ridgill, Jr.,

is justly indebted to C. Douglas Wilson & Co., a corporation organized and existing under the laws of the State of South Carolina, hereinafter spoken of as the Mortgagee, in the sum of - - - - -

- - - - -SIX THOUSAND AND NO/100 - - - - - Dollars

(\$6,000.00), lawful money of the United States which shall be legal tender in payment of all debts and dues, public and private, at the time of payment, secured to be paid by that one certain note or obligation, bearing even date herewith, conditioned for payment at the principal office of the said C. Douglas Wilson & Co., in the City of Greenville, S. C., or at such other place either within or without the State of South Carolina, as the owner of this obligation may from time to time designate, of the sum of

- - - - - SIX THOUSAND AND NO/100 - - - - - Dollars (\$ 6,000.00
(four and three-fourths)

with interest thereon from the date hereof at the rate of 4-3/4 per centum per annum, said interest to be paid on the 1st day of February 1954 and thereafter said interest and principal sum to be paid in installments as follows: Beginning on the 1st day of March 1954, and on the 1st day of each month thereafter the sum of \$62.91 to be applied on the interest and principal of said note, said payments to continue up to and including the 1st day of January 1964, and the balance of said principal sum to be due and payable on the 1st day of February 1964; the aforesaid monthly payments of \$ 62.91 each are to be applied first to interest at the rate

of 4-3/4 per centum per annum on the principal sum of \$6,000.00 or so much thereof as shall from time to time remain unpaid and the balance of each monthly payment shall be applied on account of principal. Said principal and interest to be paid at the par of exchange and net to the obligee, it being thereby expressly agreed that the whole of the said principal sum shall become due after default in the payment of interest, taxes, assessments, water rate or insurance, as hereinafter provided.

Now, Know All Men, that the said Mortgagor in consideration of the said debt and sum of money mentioned in the condition of the said note and for the better securing the payment of the said sum of money mentioned in the condition of the said note with the interest thereon, and also for and in consideration of the sum of One Dollar in hand paid by the said Mortgagee, the receipt whereof is hereby acknowledged, has granted, bargained, sold, conveyed and released and by these presents does grant, bargain, sell, convey and release unto the said Mortgagee and to its successors, legal representatives and assigns, forever, all that parcel, piece or lot of land with the buildings and improvements thereon, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Property of R. A. Ridgill, Jr., according to a plat of the said property made by R. E. Dalton, Registered Engineer, May, 1942, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southerly side of Buist Avenue at an iron pin which is 375 feet in an Easterly direction from the intersection of Townes Street and Buist Avenue and running thence S. 11-05 W. 162 feet to an iron pin; thence S. 72-20 E. 80.6 feet to an iron pin; thence N. 11-05 E. 172 feet to an iron pin on Buist Avenue; thence along Buist Avenue N. 79-24 W. 80 feet to an iron pin, the point of beginning; being House No. 27 on the Southerly side of Buist Avenue.
R.A.R.

It is intended by this mortgage to include all of that property conveyed to the Mortgagor by the South Carolina National Bank of Charleston under date of January 22, 1942, by deed recorded in the R.M.C. Office for Greenville County, South Carolina, in Deeds Volume 241, at Page 296.

For Satisfaction See R. E. M. Book 694 Page 96

*12th Oct. 56
Ollie Farm Sworth
P. 25779
2:53*