

MORTGAGE OF REAL ESTATE - FILED
GREENVILLE S.C. J. Lee, Thomson & Blythe, Attorneys at Law, Greenville, S. C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE IE FARNSWORTH
R. M.C.

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Walter S. Griffin, Jr.

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto J. H. Bruce

(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 Fifteen Hundred and No/100 - - -

DOLLARS (\$ 1500.00),

with interest thereon from date at the rate of Five per centum per annum, said principal and interest to be repaid: On or before February 24, 1956 with interest thereon from date at the rate of Five (5%) per cent, per annum, to be computed and paid annually.

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 Western side of Markley Street in the City of Greenville, being the lot designated "J.H.Bruce" on Plat of property of the Texas Company, made by Dalton & Neves in February, 1946, recorded in Plat Book B at Page 137 and described as follows:

BEGINNING at a stake on the Western side of Markley Street 75 feet South from Pendleton Street, at corner of the property of the Texas Company and running thence with the line of said lot S. 70-20 W. 103.85 feet to a stake; thence S. 17-48 E. 24.3 feet to a stake; thence N. 13-48 E. 104.75 feet to a stake on Markley Street; thence with the Western side of Markley Street N. 18-55 W. 30.5 feet to the beginning corner.

Being the same premises conveyed to the Mortgagor by J. H. Bruce by deed 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.

Satisfied in full 10/19/55

J. H. Bruce

Witness Walter S. Griffin, Jr.

RECORDED AND INDEXED IN BOOK 587 PAGE 580

Walter S. Griffin, Jr.

GREENVILLE COUNTY, S.C.

FEB 25 1954