

FILED
GREENVILLE CO. S. C.
MAR 17 1 16 PM 1954

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R.M.C.

MORTGAGE.

TO ALL WHOM THESE PRESENTS MAY CONCERN: J. A. WYATT

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

WHEREAS, the Mortgagor is well and truly indebted unto A. Cecil Hodgens

(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 Five Thousand and No/100 - - - - -

DOLLARS (\$5,000.00),

with interest thereon from date at the rate of Six per centum per annum, said principal and interest to be repaid: In monthly installments of \$50.00 each on the 16th day of each month hereafter to be applied first to interest and then to principal until paid in full with the privilege of anticipating all or any part of the unpaid balance at any time with interest thereon from date at the rate of Six (6%) per cent, per annum, to be computed 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 an unnamed street leading West from Parker Road, near the City of Greenville, being shown as Lot No. 11 on plat of property of Berea Realty Company, made by John C. and J. Coke Smith in March 1952, recorded in Plat Book BB at Page 37.

Said lot has a frontage of 70 feet on the South side of said unnamed street with a depth of 154.7 feet on the East, 154.1 feet on the West, and 64.7 feet across the rear. Being one of the lots conveyed to the Mortgagor by deed recorded in Deed Book 480 at Page 423.

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.