

MORTGAGE OF REAL ESTATE—Offices of Love, Thornton & Arnold, Attorneys at Law, Greenville, S. C.

STATE OF SOUTH CAROLINA }
 COUNTY OF GREENVILLE } MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Gary Fuller and Laura Fuller, (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 Two Hundred Eighty and No/100

DOLLARS (\$ 280.00),

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 \$10.00 each on the 1st day of each month hereafter, beginning August 1, 1959, said payments to be applied first to interest and then to principal, with the right to anticipate payment, with interest thereon from date at the rate of six per cent, per annum, to be computed semi-annually and paid monthly

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

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, and also in consideration of the further sum of Three Dollars (\$3.00) 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, its 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,

in Greenville Township, being known and designated as lot # 11, Block D, of a subdivision known as Washington Heights, according to a plat thereof prepared by N. O. McDowell, Jr. and Julian P. Moore, dated December 1954 and recorded in the RMC Office for Greenville County in Plat Book M at Page 107, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the north side of Washington Loop, joint front corner of lots # 10 and 11, and running thence along Washington Loop, N. 68-07 E. 40.1 feet to the corner of lot # 12; thence along the line of that lot, N. 27-11 W. 162.9 feet to a point on the Southern Railway right-of-way; thence along said right-of-way S. 62-49 W. 40 feet to the rear corner of lot # 10; thence along the line of that lot, S. 27-11 E. 159.2 feet to the beginning corner.

Being the same premises conveyed to the mortgagors by deed to be recorded.

It is understood that this mortgage is junior in lien to a mortgage held by Fidelity Federal Savings & Loan Association in the original sum of \$2450.00 dated July 2, 1959.

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.