

APR 18 11 03 AM '69

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

OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: John H. Halyburton and Marie B.

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

WHEREAS, the Mortgagor is well and truly indebted unto First Piedmont Bank & Trust Co. of Greenville, S. C. (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 Seven thousand and 00/100

----- DOLLARS (\$ 7,000.00),
with interest thereon from date at the rate ~~XX~~ stated ^{on note} per centum per annum, said principal and interest to be repaid:

\$438.00 on principal, July 18, 1969, and a like payment of \$438.00 on principal quarterly thereafter until paid in full. Interest is to be paid quarterly, with the right to anticipate payment.

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, City of Greenville, on the western side of Southland Avenue, joining property now or formerly belonging to J. Alvin Gilreath, as shown on plat of property of E. D. Sloan, prepared by Dalton & Neves, Engineers, dated June, 1955, and revised March, 1958, said revised plat recorded in the Office of the RMC for Greenville County in Plat Book KK, Page 137, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Southland Avenue, corner of property now or formerly belonging to J. Alvin Gilreath, and running thence along line of said lot, S 63-51 W 193.7 feet to an iron pin; thence turning and running N 27-03 W 113 feet to an iron pin; thence turning and running N 63-51 E 195.4 feet to an iron pin on the western side of Southland Avenue S 26-10 E 113 feet to an iron pin, the point of beginning.

The same conveyed to the mortgagors by Deed recorded in Volume 847, page 635.

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.