

JUL 8 8 58 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:

Larry Richardson

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

WHEREAS, the Mortgagor is well and truly indebted unto G. Lynn McCollum

(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 -----

Three Thousand Nine Hundred Fifty and no/100----- DOLLARS (\$ 3,950.00--), with interest thereon from date at the rate of 7-1/2 per centum per annum, said principal and interest to be repaid:

in monthly installments of \$60.00 each, commencing on the 7th day of August 1969, and continuing on the 7th day of each month thereafter; HOWEVER, the entire balance due on the loan, including principal and interest, shall be due and payable five years from date, that is, July 7, 1974.

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, his 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 northwestern side of Notchwood Court near the City of Greenville, being shown as Lot No. 26 on Plat of Section II, Parkdale, as recorded in the RMC Office for Greenville County, South Carolina, in Plat Book BBB at page 121, and having according to said plat the following metes and bounds:

Beginning at an iron pin on the northwesterly side of Notchwood Court, said pin being the joint front corner of Lots 25 and 26, and running thence with the common line of said lots, N 42-49 W 150 feet to an iron pin, joint rear corner of Lots 26 and 25; thence N 47-11 E 100 feet to an iron pin in line of Lot 27; thence S 42-49 E 150 feet to an iron pin on the northwesterly side of Notchwood Court; thence with the northwestern side of Notchwood Court, S 47-11 W 100 feet to an iron pin, the point of beginning.

Being the same property conveyed to the mortgagor by the mortgagee by deed to be recorded herewith.

This mortgage is junior in lien to the mortgage held by First Federal Savings & Loan Association in the amount of \$14,000.00.

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.