

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

FILED
GREENVILLE: CO. S. C.

AUG 18 4 39 PM '70

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNSWORTH MORTGAGE
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: McCajah Minix and Lemmie I. Minix

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

WHEREAS, the Mortgagor is well and truly indebted unto Julius R. Minix

(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 thousand two hundred

twenty-three and 00/100----- DOLLARS (\$2,223.00).

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~~XX~~
payable upon the deaths of both of the mortgagors herein

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, on the southern side of Tenth Street, of Section 5 of Judson Mills Village, being known and designated as Lot 49 of Section 5 on plat of Judson Mills, recorded in the RMC office for Greenville County in Plat Book K at pages 33 and 34 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Tenth Street, which pin is 72 feet west of the southwest corner of the intersection of Tenth Street and Neubert Avenue, and at the joint front corner of Lots 49 and 50, and running thence with line of Lot 50, S 1-55 E 91.38 feet to an iron pin; thence with rear line of Lot 68, S 88-05 W 70 feet to pin at corner of Lot 48; thence with line of Lot 48, N 1-55 W 91.45 feet to an iron pin on Tenth Street; thence with the southern side of Tenth Street, N 88-09 E 70 feet to the point of beginning, also being known as No. 14, Tenth Street.

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.