

MORTGAGE OF REAL ESTATE—Office GREENVILLE, S. C. Ed & Thomason, Attorneys at Law, Greenville, S. C.

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STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
R. H. C.
MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

J. B. Porter and
Shirley L. Porter

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

WHEREAS, the Mortgagor is well and truly indebted unto North Carolina National Bank (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

Eleven Thousand and no/100-----DOLLARS (\$ 11,000.00),
with interest thereon from date at the rate of 8 per centum per annum, said principal and interest to be repaid: \$105.13 per month, including principal and interest, beginning on January 1, 1972 and a like payment of the 1st day of each month thereafter, payments to be applied first to accrued interest and the remainder to principal, with the balance of principal and interest to become due and payable on or before December 1, 1986.

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, Glassy Mountain Township, containing 2 acres, more or less, being composed of lots 5 and 6 on a plat of J. J. Gentry, Jr., made by W. P. Morrow, surveyor, September, 1954, which plat is not recorded, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin in line of Ballew Mill Road at the southwest corner of lot 7 and running thence with line of road S. 43-23 W. 100 feet to an iron pin at the corner of lot 5; thence with the line of road S. 19-36 W. 100 feet to an iron pin at the corner of lot 4; thence with line of lot 4, N. 74-52 W. 103.5 feet to an iron pin in line of Ballew Estate land; thence with the Ballew Estate line N. 26-48 E. 147 feet to a pin at the corner of lot 6 (the dividing line between lots 5 and 6 run S. 45-47 E. 91 feet); thence continuing with Ballew's line N. 26-48 E. 106.8 feet to iron pin at corner of lot 7; thence with lot 7 S. 45-00 E. 122 feet to beginning.

This is the same property conveyed to the mortgagors by deed of Charles Lawter to be recorded herewith.

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.