

MORTGAGE

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE } ss:

To ALL WHOM THESE PRESENTS MAY CONCERN:

I, JOSEPH A. SAMMONS, of
Greenville, S. C., hereinafter called the Mortgagor, send greetings:

WHEREAS, the Mortgagor is well and truly indebted unto C. Douglas Wilson & Co.

organized and existing under the laws of South Carolina, a corporation
called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which
are incorporated herein by reference, in the principal sum of Nine Thousand Eight Hundred
Dollars (\$ 9,800.00), with interest from date at the rate of four & one-half per centum
(4½ %) per annum until paid, said principal and interest being payable at the office of
C. Douglas Wilson & Co. in Greenville, S. C.
or at such other place as the holder of the note may designate in writing, in monthly installments of
Sixty-two and 03/100ths-----Dollars (\$ 62.03),
commencing on the first day of July, 1953, and on the first day of each month there-
after until the principal and interest are fully paid, except that the final payment of principal and interest,
if not sooner paid, shall be due and payable on the first day of June, 1973.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better
securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three
Dollars (\$3) 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, the following-described real estate situated in the County of Greenville,
State of South Carolina:

All that certain piece, parcel or lot of land with buildings and im-
provements thereon, situate, lying and being on the Northern side of
Blue Ridge Drive, being known and designated as Lot No. 12 of B. E.
Geer property, a plat of which is recorded in the R. M. C. Office for
Greenville County, South Carolina, in Plat Book G at page 243, and being
described according to a more recent plat prepared by Piedmont Engineer-
ing Service, Greenville, S. C., dated May 18, 1953, entitled "Property
of Joseph A. Sammons Near Greenville, S. C.", and having according to
said last mentioned plat the following metes and bounds, courses and
distances, to-wit:

BEGINNING at an iron pin on the Northern side of Blue Ridge Drive,
which iron pin is 146.5 feet from the intersection of Blue Ridge Drive
and Parker Road, and running thence N. 3-43 E. 152.3 feet to an iron
pin; thence N. 83-31 E. 50 feet to an iron pin, the joint rear corner
of Lots Nos. 11 and 12; thence along the common line of said lots
S. 0-17 W. 151.4 feet to an iron pin on the Northern side of Blue
Ridge Drive; thence along the Northern side of Blue Ridge Drive
S. 83-55 W. 59 feet to an iron pin, the beginning corner.

The above described property is the identical property conveyed to the
mortgagor herein by deed of Roberta M. Riggins of even date and to be
recorded.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belong-
ing 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 equipment now or hereafter
attached to or used in connection with the real estate herein described.

To HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and
assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple
absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the