

JAN 6 4 04 PM 1955

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNsworth MORTGAGE
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, James F. Nichols and Virginia Phillips Nichols
(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Citizens Lumber Company

(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 Nine Thousand and No/100- - -

DOLLARS (\$9000.00),

with interest thereon from date at the rate of Six per centum per annum, said principal and interest to be repaid: \$90.00 on July 1, 1955, and a like payment of \$90.00 on the 1st day of each month thereafter until paid in full, said payments to be applied first to interest and then to principal, with interest thereon from date at the rate of Six (6%) per cent, per annum to be computed semi-annually and paid monthly

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 pursuant to the covenants herein and also in consideration of the further sum of Three (\$3.00) Dollars 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 heirs, 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 Northwest side of Parker Road, and being shown and designated as lot No. 3 on plat of Berea Realty Co. prepared by John C. Smith and J. Coke Smith, Surveyors, dated March 1952, recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book "BB" at Page 37, and having, according to said plat the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the Northwest side of Parker Road, at the joint front corner of lots 2 and 3, and running thence along the line of lot 2, S. 57-05 W. 175 feet to an iron pin; thence S. 26-15 E. 80 feet to an iron pin at the joint rear corner of lots 3 and 4; thence along the line of lot 3, N. 57-05 E. 175 feet to an iron pin on the Northwest side of Parker Road; thence along the Northwest side of Parker Road, N. 26-15 W. 80 feet to the point of beginning."

Being the same premises conveyed to the mortgagors by J. E. Williams and I. H. Philpot by deed to be recorded.

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.

RECORDED AND INDEXED IN RECORDS
5 Jan 73
10:46 a 1955

FOR SATISFACTION TO
THIS MORTGAGE, SEE
SATISFACTION BOOK 12
PAGE 654