

GREENVILLE CO. S. C.

JAN 7 3 55 PM '71

BOOK 1177 PAGE 428

PURCHASE MONEY MORTGAGE

MORTGAGE OF REAL ESTATE Office of Lyle Thurston, Arnold & Thomason, Attorneys at Law, Greenville, S. C.
R. H. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Jessie Pickett and Martha P. Hebb (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto Marion M. Hewell

(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

Five Thousand and no/100-----DOLLARS (\$ 5,000.00)

with interest thereon from date at the rate of 8 per centum per annum, said principal and interest to be repaid: \$60.67 per month beginning on the 7th day of February, 1971 and a like payment of \$60.67 on the 7th day of each succeeding month thereafter for ten years, payments to be applied first to interest, then to principal

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, in the City of Greenville, situate on the southwestern corner of Pettigru Street and Toy Street, being Lot 5 and the adjoining eastern 20 feet of Lot 4 as shown on Plat of Thomas F. Parker, made by Dalton & Neves, in February 1916, recorded in Plat Book E at page 115, and more particularly described as follows:

BEGINNING at a stake at the Southwest corner of Pettigru and Toy Streets, and running thence with the Western side of Toy Street, S. 15-0 E. 140 feet to a stake on an alley; thence with the Northern side of said Alley, S. 64-56 W. 66.2 feet to a stake; thence N. 20-35 W. 138.4 feet to a stake on Pettigru Street; thence with the Southern side of Pettigru Street N. 64-56 E. 80 feet to the beginning corner.

This is the same property conveyed to the mortgagors by deed of Marion M. Hewell 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.