

MAY 26 12 27 PM 1943

OLLIE FARNSWORTH
R. M. O.

USUAL FIRST MORTGAGE ON REAL ESTATE

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Carl E. Epting and Carolyn W. Epting

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

WHEREAS, the Mortgagor is well and truly indebted unto FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, GREENVILLE, S. C., (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 Ten Thousand and No/100- - - - - DOLLARS (\$ 10,000.00), with interest thereon from date at the rate of five (5%) per centum per annum, said principal and interest to be repaid as therein stated, and

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 purpose;

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, formerly School District 7-IG, and being known and designated as the Southern 31.2 feet of Lot No. 27, and the Northern 62.6 feet of Lot No. 8 of Block G, as shown on a revised Plat of Northgate, recorded in Plat Book M at Page 13, and being more particularly described, according to said Plat, as follows:

"BEGINNING at an iron pin on the West side of North Main Street in the front line of Lot No. 27, at corner of property now or formerly owned by Luttrell, and which pin is 47 feet South of the intersection of Lots Nos. 27 and 28, and running thence through Lot No. 27 in a Westerly direction, parallel with and 47 feet distant from the joint line of Lots Nos. 27 and 28, 197.3 feet to an iron pin in an alley; thence along said alley in a Southerly direction, 93.8 feet to an iron pin in rear line of Lot No. 8, corner of property now or formerly owned by Cheatham, which pin is 15.6 feet distant from the joint corner of Lots Nos. 7 and 8; and running thence through Lot No. 8 in an Easterly direction, parallel with and 15.6 feet distant from the joint line of Lots Nos. 7 and 8, 197.3 feet to an iron pin on the West side of North Main Street; thence with said Street in a Northerly direction, 93.8 feet to the point of beginning."

Being the same premises conveyed to the mortgagors by Surety Mortgage Company by deed dated July 26, 1945, recorded in Book of Deeds 278 at Page 220.

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.

2 Aug. 50
Elizabeth Neal
Mae Hayward
my notes

3 Aug. 50
Ollie Farnsworth
8177
A 1969x