

MAY 14 4 12 PM 1951

JULIE FARRSWORTH  
R.M.C.

# MORTGAGE

STATE OF SOUTH CAROLINA, } ss:  
COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: we, Willard M. Bowen and Julie D. Bowen of Greenville, S. C., hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto Fidelity Federal Savings

and Loan Association, a corporation organized and existing under the laws of South Carolina, hereinafter 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 Six Thousand Seven Hundred Dollars (\$6,700.00), with interest from date at the rate of four & one-fourth per centum (4 1/4 %) per annum until paid, said principal and interest being payable at the office of Fidelity Federal Savings & Loan Association in Greenville, S. C., or at such other place as the holder of the note may designate in writing, in monthly installments of Forty-one & fifty-four one-hundredths - - Dollars (\$41.54), commencing on the first day of June, 1951, and on the first day of each month thereafter 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 May, 1971.

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 situate, lying and being in Paris Mountain Township, Greenville County, state of South Carolina, being known and designated as the eastern half of lot No. 23, as shown on plat of the Nabors & Bridges property, recorded in the R. M. C. Office for Greenville County in plat book "O" at page 195 and having according to a more recent survey made by J. C. Hill, Surveyor, May 1, 1951, the following metes and bounds to-wit:

Beginning at an iron pin on the north side of Long Forest Drive the joint corner of lots No. 22 & 23, and running thence with the joint line of said lots N. 0-15 E. 357.1 feet to an iron pin; thence due west 90 feet to an iron pin; thence with the center of lot No. 23 as the line S. 0-15 W. 356.75 feet to an iron pin on the north side of Long Forest Drive; thence with the north side of said street, S. 89-45 E. 90 feet to the beginning corner.

Also, one 30 gallon electric water heater, and floor furnace.

*w.m.B.  
J.D.B.*

"The mortgagor covenants that until the mortgage has been paid in full he will not execute or file for record any instrument which imposes a restriction upon the sale or occupancy of the mortgaged property on the basis of race, color or creed. This covenant shall be binding upon the mortgagor and his assigns and upon the violation thereof the mortgagee may at its option, declare the unpaid balance of the mortgage immediately due and payable."

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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 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