

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

ETHEL SMITH JONES

(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 **Four Thousand and no/100 - - - -**

DOLLARS (\$ 4000.00), 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, on the Northeastern side of Ansel Street (formerly St. John Street) in the City of Greenville, being shown as lot No. 15, Block 2 at Page 82 of the City Block Book, and being more particularly described by metes and bounds as follows:

"BEGINNING at a stake on the Northeastern side of Ansel Street 72 feet in an Eastern direction from the corner of lot formerly owned by W. R. Stewart and running thence with the line of other property of the mortgagor in a Northeastern direction 97 feet to pin; thence continuing with the line of other property of the grantor 25 feet to pin; thence in a Northeastern direction 98 feet to pin in line of property formerly owned by J. W. Watkins; thence with line of said property N. 68-55 W. 30 feet to pin; thence in a Southwestern direction 201 feet, more or less, to iron pin on Ansel Street; thence with Northeastern side of Ansel Street S. 75-35 E. 72 feet to the point of beginning."

Said premises being the same devised to the mortgagor by R. D. Smith, deceased, by will filed in Apartment 388, File 6 in the office of the Probate Court.

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.