

BOOK 638 PAGE 262

First Mortgage on Real Estate

FILED GREENVILLE CO. S. C.

MORTGAGE MAY 17 3 39 PM 1955

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FANING WORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: J. LOUIS COWARD CONSTRUCTION
COMPANY, INC. (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 Seven Thousand Five Hundred and No/100 - - - - - DOLLARS (\$ 7,500.00), with interest thereon from date at the rate of Six 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, City of Greenville, in Butler Township, on the East side of Columbia Circle, being shown as Lot 95 on plat of College Heights, made by Dalton & Neves, Engineers, August 1946, recorded in the R. M. C. Office for Greenville County, S. C., in Plat Book "P", at page 75, said lot fronting 75 feet along the East side of Columbia Circle, running back to a depth of 212 feet on the South side, to a depth of 179 feet on the North side and being 84.1 feet across the rear.

This is the same property conveyed to the Mortgagor herein by deed of McCall Manufacturing Company, dated February 5, 1955, 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.

Handwritten notes:
2 July 1955
Mortgagee
J. Louis Coward Construction Company, Inc.
Witness
Dash [unclear]
[unclear]

Handwritten notes:
5 July 1955
Ollie Fanning Worth
R. M. C.
1121 [unclear] 17281