

FILED
GREENVILLE CO. S. C.

OCT 7 4 48 PM 1949

OLLIE FARNSWORTH
R. M. C.

USL—FIRST MORTGAGE ON REAL ESTATE

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Walter David Watson, Jr.

(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 Eighteen Hundred and No/100- - - - - DOLLARS (\$ 1800.00), with interest thereon from date at the rate of Six (6%) - - - 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 Gantt Township, known and designated as a part of Tract No. 9 as shown on Plat recorded in the R.M.C. Office for Greenville County in Plat Book C, at Page 223, and being more particularly described as follows:

"BEGINNING at a pin in the center of a County Road, said pin being 85½ feet in a northwesterly direction from where the Eastern boundary of Tract No. 9 crosses said County Road, and running thence in a Southwesterly direction along the line of other property now or formerly owned by Elise Louise Kohn, 162 feet to an iron pin in line of Tract No. 10; thence with the line of tract No. 10, N. 70-30 W. 117 feet to an iron pin, corner of other property now or formerly owned by Elise Louise Kohn; thence with the line of said property in a northeasterly direction 215 feet to a pin in the center of a County Road; thence with the center of said County Road, S. 55-20 E. 126 feet to the beginning corner."

Said premises being the same conveyed to the mortgagor by Elise Louise Kohn by deed dated October 7, 1943, recorded in Volume 257 at Page 166.

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.