

440-358
FIRST MORTGAGE ON REAL ESTATE

FILED
GREENVILLE CO. S. C.

MORTGAGE

OCT 13 9 43 AM 1949

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I. E. K. Martin (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 **Forty-five Hundred and No/100- - - - - DOLLARS (\$ 4,500.00**), 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 Butler Township, about 5 miles East of the Greenville Courthouse and lying about one-half mile South of the Roper Mountain Baptist Church, and having, according to a survey prepared by G. A. Ellis, Surveyor, August 26, 1938, the following metes and bounds, to-wit:

"BEGINNING at a pin in the road at the corner of Roscoe Jones Land, and running thence with the Jones line, S. 46-45 E. 909 feet to a pin at a branch on Roscoe Jones line; thence Northeasterly with the branch as a line, 665 feet to a pin near a gully in said branch (Watson land, formerly known as McSwain land); thence with the McSwain or Watson land along the line of a discontinued road, N. 43-45 W. 915 feet to a pin in the first named road, and on the line of Haynsworth land; thence along said road, S. 42-30 W. 700 feet to the beginning corner, containing 14.8 acres, more or less."

Being the same premises conveyed to the mortgagor by E. Inman, Master, by deed recorded in Book of Deeds 376 at Page 333.

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.

For Release See Deed Book 419 Page 8-R/W to Duke Power Co.

24 January 51
Elizabeth Head
Ruth S. White
Betty Heywood

29
1150
January 51
R. F. Farnsworth