

MORTGAGE

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE } ss:

To ALL WHOM THESE PRESENTS MAY CONCERN:

We, Marvin F. Turner and Ruby P. Turner of Greenville, S. C. , hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto Fidelity Federal Savings & 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 Sixty-Two Hundred Fifty & No/100 Dollars (\$ 6250.00), with interest from date at the rate of Four & One-Half per centum (4½%) 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 Thirty-Nine and 56/100- - - - - Dollars (\$ 39.56), commencing on the first day of June , 19 50 , 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 , 19 70 .

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: on the Northwestern side of Grove Road, in the City of Greenville, and being lot No. 8 and a part of lot No. 7 of Block E as shown on plat of Grove Park made by W. J. Riddle in April 1939, and recorded in Plat Book J at Pages 68 and 69, and having, according to a survey made by J. C. Hill on May 3, 1950, showing the relocation of Grove Road, the following metes and bounds, to-wit:

BEGINNING at a stake on the Northwestern side of Grove Road, and running thence N. 51-41 W. 129.4 feet to a stake; thence S. 36-32 W. 119.9 feet passing an iron pin to the center of Brushy Creek; thence with the center of Brushy Creek as the line in a Southeasterly direction 120 feet more or less to a stake on Grove Road; thence with the Northwestern side of Grove Road, N. 49-31 E. 98.8 feet to the beginning corner, and being a portion of the property conveyed to the mortgagor by Wade H. Stephens, Jr. by deed recorded herewith.

ALSO, one 30-Gallon Electric Water Heater and one Oil Floor Furnace and 300 Gallon Storage Tank, it being the intention of the mortgagors that said chattels shall constitute a part of the real estate.

The mortgagor covenants and agrees that so long as this mortgage and the said note secured hereby are insured under the provisions of the National Housing Act, 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. Upon any violation of this undertaking, the mortgagee may, at its option, declare the unpaid balance of the debt secured hereby immediately due and payable.

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.

[Handwritten signatures and notes at the bottom of the page, including names like Marvin F. Turner and Ruby P. Turner.]