

MORTGAGE

FILED
GREENVILLE CO. S.C.
NOV 30 4 32 PM 1950
OLLIE FARNSWORTH
R.M.O.

STATE OF SOUTH CAROLINA, } ss:
COUNTY OF GREENVILLE

To ALL WHOM THESE PRESENTS MAY CONCERN:

I, I. R. Brown

Greenville, S. C.

of
, 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 Seventy-One Hundred and No/100 Dollars (\$ 7100.00), with interest from date at the rate of Four & One-Fourth per centum (~~4~~ %) 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 Forty-Four and 2/100- - - - - Dollars (\$ 44.02), commencing on the first day of January, 19 51, 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 December, 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: in the City of Greenville, School District 8-G, being known and designated as lot No. 130 and the major portion of lot No. 131, as shown on plat of County Club Estates, prepared by Dalton & Neves in October 1926, recorded in Plat Book G at Pages 190 and 191, and according to a more recent survey prepared by J. C. Hill is described as follows:

BEGINNING at an iron pin on the Southern side of Arcadia Circle, which pin is 262.1 feet Northeast of the intersection of Arcadia Circle and Granada Street, and running thence with said Circle, N. 67-41 E. 40.2 feet to a point; thence continuing with said Circle, N. 71-30 E. 50.1 feet to an iron pin, joint front corner of lots 129 and 130; thence with joint line of said lots, S. 16-13 E. 154 feet to an iron pin; thence S. 73-47 W. 90 feet to an iron pin in rear line of lot 131; thence through lot No. 131, N. 16-13 W. 147.4 feet to an iron pin, the point of beginning.

Being the same premises conveyed to the mortgagor by R. F. Gambill by deed to be recorded.

ALSO, one 30 Gallon Electric Water Heater and one Floor Furnace, it being the intention of the mortgagor that said chattels shall constitute a part of the real estate.

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.

To HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the