

USL—First Mortgage on Real Estate

JAN 15 12 19 PM 1953

**MORTGAGE**

OLLIE FARNSWORTH  
R. M. C.

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: WE, Ethel G. Stover and

S. Paul Stover, (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 Eight Thousand and No/100 DOLLARS (\$ 8,000.00 ), with interest thereon from date at the rate of five 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; being known and designated as Lot No. 6, according to a plat of Northside Gardens, plat made by Dalton & Neves, Engineers, November, 1946, which plat is recorded in the R. M. C. Office for Greenville County in Plat Book S, at Page 17 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Bates Drive, at the joint front corner of Lots Nos. 5 and 6 and running thence along the line of Lot No. 5, S. 55-12 W. 200 feet to an iron pin at the rear corner of Lot No. 44; thence along the rear line of Lot No. 43, N. 34-48 W. 85 feet to an iron pin at the rear corner of Lot No. 7; thence along the line of Lot No. 7, N. 55-12 E. 200 feet to an iron pin on the western side of Bates Drive; thence along the western side of Bates Drive, S. 34-48 E. 85 feet to an iron pin at the point of beginning.

Being the same property conveyed to the mortgagors herein by deed of record in the R. M. C. Office in Deed Book 462 at Page 515 and by deed of Ethel G. Stover of a one-half undivided interest to S. Paul Stover to be recorded of even date herewith.

The above described property is subject to restrictive covenants in deed book 328 at page 22.

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.