

First Mortgage on Real Estate

MORTGAGE

FILED GREENVILLE CO. S.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

JUL 7 8 30 AM 1959

TO ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE FARNER
R.M.C.

I, Harmon W. Holmes (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

Thirty-five Hundred and No/100 - - - - -
DOLLARS (\$ 3500.00), 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 Paris Mountain Township, lying and being on the southeast side of the Putman Road and being known and designated as Lot No. 1 on the property of John K. Keller shown on a plat thereof by W. J. Riddle surveyor, dated April 1948, recorded in Plat Book U at page 97, said plat being a re-subdivision of the greater part of Lots Nos. 23 and 24 of Farr Estates as shown by a plat thereof recorded by Dalton and Neves, Engineers, dated July 1941, and recorded in the R. M. C. Office in Plat Book "M" at Page 19, and having the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the southern side of Putman Road joint front corner of Lot No. 1 of the re-subdivision above referred to and Lot No. 25 of the Farr Estates and running thence S. 30-30 E. 270.2 feet to an iron pin in the line of Lot No. 25, Farr Estates, rear corner of Lots 1 and 2; thence N. 82-22 W. 262.5 feet to an iron pin on the eastern side of Putman Road, joint front corner of Lots 1 and 2; thence along Putman Road, N. 0-38 E. 79 feet to an iron pin; thence still with Putman Road, N. 32-10 E. 79 feet to an iron pin; thence still with Putman Road N. 57-00 E. 95.5 feet to the beginning corner."

Being the same premises conveyed to the mortgagors by deed to be recorded herewith.

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.