

First Mortgage on Real Estate

FILED  
GREENVILLE CO. S. C.

MORTGAGE DEC 7 3 59 PM 1954

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH  
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, James E. Toole and Eugenia Ware Toole (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, being known and designated as Lot No. 58 on plat of property of Langley Heights recorded in Plat Book "N" at Page 133 and having according to said plat the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the southeast side of Langley Drive at the joint front corner of Lots 58 and 59 and running thence S. 31-37 E. 227 feet to an iron pin on a 15 feet alley; thence with said alley N. 68-06 E. 84.5 feet to an iron pin; thence along a line of Lots No. 57, 56, 55, 54, 53, N. 39-25 W. 243.4 feet to an iron pin on Langley Drive; thence with said drive S. 58-23 W. 50 feet to the beginning corner."

Being the same property conveyed to the mortgagors by deeds recorded in Deed Book 338 at Page 183.

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.

PAID AND RECEIVED BY FULL  
THIS 13th DAY OF June 1955  
FIDELITY FEDERAL SAVINGS & LOAN ASSN  
BY Elizabeth Toole  
WITNESSES  
James E. Toole  
Eugenia Ware Toole

RECORDED AND INDEXED BY REC-102  
26 DAY OF July 1954  
OLLIE FARNSWORTH  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
1954-7-26 A.M. 1894