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BOOK 677 PAGE 133

First Mortgage on Real Estate

OLLIE FARNSWORTH  
R.M.C.

MORTGAGE

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

T. B. Atkinson

(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

SEVEN THOUSAND AND NO/100 \_\_\_\_\_  
DOLLARS (\$ 7,000.00----- ), with interest thereon from date at the rate of five (5%)  
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 Gantt Township, and being a part of a larger tract conveyed by C. E. Robinson, Trustee, to Luther B. Pinson by deed recorded in Deed Book 239 at page 61. Said tract of land lies on the south side of Highway 291 which leads from the Augusta Road to the White Horse Road and is bounded by Davis and Dirton.

BEGINNING at Dirton corner on South side of said Highway, thence S. 33-39 E. 65.3 feet; thence along Davis line S. 80-32 E. 936 feet; thence N. 27-58 E. 238 feet to center line of branch; thence along center line of branch N. 27-14 W. 184.4 feet to South side of said highway; thence along south side of said highway S. 81-33 W. 1001.9 feet to the beginning. Containing 5.1 acres, according to survey by J. Mac Richardson dated May, 1954. Also a 50 foot strip along the north edge of said property, which is intended to convey all the lands adjacent to that here conveyed up to the center line of Highway 291, subject to the highway right-of-way.

Being the same property conveyed to mortgagor by deed from Luther B. Pinson recorded in Deed Book 500 at page 474.

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.