

FILED GREENVILLE S.C.

SOUTH CAROLINA

JUN 11 8 10 AM '49

MORTGAGE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

WITNESSES: J. Mack Alex

Greenville, S. C.

of hereinafter called the Mortgagor, is indebted to

FIDELITY FEDERAL SAVINGS & LOAN ASSOCIATION

organized and existing under the laws of SOUTH CAROLINA, a corporation hereinafter called 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 Eight Hundred and No/100- - - - - Dollars (\$ 800.00), with interest from date at the rate of Four- - - - -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 delivered or mailed to the Mortgagor, in monthly installments of Four and 85/100- - - Dollars (\$4.85), commencing on the first day of July , 1949 , and continuing 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 June , 19 69 .

Now, KNOW ALL MEN, that 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, assigned, and released, and by these presents does grant, bargain, sell, assign, and release unto the Mortgagee, its successors and assigns, the following-described property situated in the county of Greenville, State of South Carolina; in the City of Greenville, on the Northern side of Pearl Avenue, being known and designated as lot No. 9 as shown on a Plat of the Chapin Springs Land Company, recorded in Plat Book "E" at Page 41, and being more particularly described according to a more recent survey, prepared by Piedmont Engineering Service as follows:

BEGINNING at an iron pin on the Northern side of Pearl Avenue, which pin is 228.6 feet East of the intersection of Pearl Avenue and Houston Street. at the joint front corner of lots Nos. 8 and 9, and running thence with joint line of said lots, N. 3-10 W. 219.3 feet to an iron pin; thence S. 81-28 E. 51 feet to an iron pin, joint rear corner of lots Nos. 9 and 10; thence with joint line of said lots, S. 3-10 E. 203.6 feet to an iron pin in the Northern side of Pearl Avenue; thence with said Avenue, S. 80-39 W. 50.3 feet to the point of beginning.

Subject, however, to the rights of the public in a four foot sidewalk recently constructed by the City of Greenville across the front of said lot.

Being the same premises conveyed to the mortgagor by S & M Real Estate Company by deed to be recorded.

It is understood and agreed that this mortgage is junior in lien to an FHA Mortgage this day executed by the mortgagor to the mortgagee in the sum of \$5400.00.

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

Together with all and singular the improvements thereon and the rights, members, hereditaments, and appurtenances to the same belonging or in anywise appertaining; all the rents, issues, and profits thereof (provided, however, that the Mortgagor shall be entitled to collect and retain the said rents, issues, and profits until default hereunder); all fixtures now or hereafter attached to or used in connection with the premises herein described and in addition thereto the following described household appliances, which are and shall be deemed to be, fixtures and a part of the realty and are a portion of the security for the indebtedness herein mentioned;