

USL—FIRST MORTGAGE ON REAL ESTATE

MORTGAGE

FEB 5 4 21 PM 1948

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Lee Clements (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 Seventeen Hundred and No/100 - - - - - DOLLARS (\$ 1700.00), 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 Gantt Township, at the Northeastern intersection of White Horse Road and Bruce Road near the City of Greenville, being Lots Nos. 5, 6 and a portion of Lot No. 7 as shown on plat of the property of L. P. Bruce and C. O. Berry made by S. C. Moon in February, 1939, recorded in the R. M. C. Office for Greenville County in Plat Book "J" at Pages 52 and 53, and described as follows:

"BEGINNING at a stake at the Northeastern corner of White Horse Road and Bruce Road, and running thence with the Northern side of Bruce Road, S. 85-24 E. 245 feet to a stake at corner of property now or formerly owned by Connie Keason; thence with the line of said property in a Northerly direction, approximately 170 feet to a stake in line of Lot No. 65; thence with the line of said lot, N. 85-24 W. 35 feet to a stake at corner of Lot No. 4; thence with the line of said lot, S. 31-15 E. 51 feet to a stake; thence continuing with the line of Lot No. 4, N. 85-24 W. 225 feet to a stake on White Horse Road; thence with the Eastern side of White Horse Road, S. 31-15 E. 123 feet to the beginning corner."

Said premises being the same conveyed to the mortgagor by James P. Ducker by deed 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.

Handwritten notes at the bottom of the page including "25 Aug 49", "Lee F. Whitlock", "10:07", and "0484".