

FILED GREENVILLE CO. S. SOUTH CAROLINA

MORTGAGE SEP 23 8 45 AM 1949

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

OLLIE FAIRBORTH
R.M.C.

Witness: I, Fulton H. McJunkin

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 One Thousand and No/100 - - - - - Dollars (\$ 1000.00), 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 Six and 6/100 - - - - - Dollars (\$ 6.06), commencing on the first day of October, 19 49, 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 September, 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, School District 8-G, being known and designated as lot No. 25 as shown on a plat of Pleasant Valley, prepared by Dalton & Neves, Engineers, in 1946, recorded in Plat Book F, at Page 93, and being more particularly described according to said plat as follows:

BEGINNING at an iron pin on the Northern side of Pleasant Ridge Avenue, joint front corner of lots Nos. 24 and 25, which pin is 730.3 feet from the Northwest intersection of Pleasant Ridge Avenue and Long Hill Street, and running thence with the joint line of said lots, N. 0-08 W. 160 feet to an iron pin; thence S. 89-52 E. 60 feet to an iron pin, joint rear corner of lots Nos. 25 and 26; thence with the joint line of said lots, S. 0-08 E. 160 feet to an iron pin on the Northern side of Pleasant Ridge Avenue; thence with said Avenue, N. 89-52 E. 60 feet to the point of beginning.

Being the same premises conveyed to the mortgagor by S. B. Garver by deed recorded in Book of Deeds 381 at Page 257.

ALSO, one 30-Gallon Automatic Electric Hot Water Heater, in being the intention of the mortgagor that said chattel shall constitute a part of the real estate.

It is understood and agreed that this mortgage is junior in lien to all Mortgage this day executed by the mortgagor to the mortgagee in the original sum of \$5850.00.

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;