

FILED  
GREENVILLE CO. S. C.

USL—First Mortgage on Real Estate

MORTGAGE MAR 8 12 34 PM 1952

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH  
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, James A. Taylor (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 Six Thousand and No/100- - - - - DOLLARS (\$ 6,000.00 ), 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 the City of Greenville, at the Southwestern corner of the intersection of West Tallulah Drive and a 20-foot unnamed road, and being known and designated as the major portion of Lot No. 22 of property of H. L. S. Investment Company, as shown on a Plat recorded in Plat Book D at Page 225, and described as follows:

"BEGINNING at an iron pin on the Southwestern corner of the intersection of West Tallulah Drive and a 20-foot unnamed road, which point is approximately 1225 feet from the intersection of West Tallulah Drive and Augusta Road, and running thence along the line of Cochran and Nixon in a straight line, S. 48-12 W. 425 feet, more or less, to an iron pin in the line of Nixon property; thence with Nixon line, S. 11-53 E. 151.4 feet to an iron pin in the line of property of Augusta Court; thence along the line of Augusta Court, N. 55-30 E. 443.8 feet to an iron pin on the Western side of the above mentioned 20-foot unnamed road; thence along said road, N. 10-41 E. 64.6 feet to bend in road; thence still with said road, N. 36-40 W. 154 feet to the beginning corner."

Said premises being the same conveyed to the mortgagor by Frances B. Skinner by deed to be recorded.

*[Handwritten signatures and notes in cursive script, including names like "James A. Taylor" and "Ollie Farnsworth"]*

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.