

USL—First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLEFILED
GREENVILLE CO. S. C.
AUG 15 10 07 AM 1962TO ALL WHOM THESE PRESENTS MAY CONCERN: **L. O. Boiter and Florine
McKinney Boiter**

(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 **Nine Thousand and Five Hundred and No/100 DOLLARS (\$ 9500.00**), with interest thereon from date at the rate of **five** 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, **Greenville Township, within the corporate limits of the City of Greenville, and being known and designated as Lot No. 68 of the Property of Central Development Corporation according to a plat of record in the R. M. C. Office for Greenville County in Plat Book BB, at Pages 22 and 23, and having the following metes and bounds, to wit:**

BEGINNING at a point on the western side of Coventry Lane at the joint front corner of Lots 67 and 68 and running thence S. 89-46 W. 158 feet to a point at the joint rear corner of Lots 67 and 68; thence S. 14-22 E. 190.7 feet to a point on the northern side of Dellwood Drive at the joint corner of Lots 47 and 68; thence with the northern side of Dellwood Drive N. 68-47 E. 93 feet; thence following the curvature of the northwestern intersection of Coventry Lane with Dellwood Drive (the chord of which is N. 33-55 E. 46.5 feet) to a point; thence with the western side of Coventry Lane N. 00-56 W. 113.1 feet to the point of beginning.

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.