

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

JUN 28 3 11 PM 1955

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Charles W. Granger and Frankie Elizabeth Granger

(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 Twenty-Seven Hundred and No. 100- - - - -

DOLLARS (\$ 2700.00), with interest thereon from date at the rate of Five & One-Half 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 Paris Mountain Township, on the Southern side of Sulphur Springs Road (sometimes called Franklin Road) and the Western side of Reedy River, according to a survey made by G. A. Ellis in April 1940, and having, according to said survey, the following metes and bounds, to-wit:

"BEGINNING at a point in the center of a bridge over Reedy River, which point is the center of Reedy River, and running thence along the center of Sulphur Springs Road; S. 86-30 W. 750 feet to an iron pin; thence S. 11-30 W. 300 feet to an iron pipe; thence S. 42-30 E. 473 feet to an iron pipe, center of branch; thence S. 82-30 E. down said branch, 235 feet to an iron pin in the center of branch; thence S. 7-30 E. 385 feet to an iron pin in the Blassingame line; thence S. 75-15 E. 390 feet to the center of Reedy River; thence up the meanders of said River to the beginning corner, about 1300 feet, and containing 17.25 acres, more or less.

"ALSO, all that other tract of land adjoining the tract above described, containing 4/10 of an acre, and described as follows:

"BEGINNING at an iron pin on the Southern side of Sulphur Springs Road at Northwestern corner of the tract first above described, and running thence S. 1-30 W. 300 feet to an iron pin; thence N. 33 W. 318.5 feet to a pin on Sulphur Springs Road; thence with the Southern side of said Road, N. 86-30 E. 117 feet to the point of beginning."

Said premises being the same conveyed to the mortgagor by T. R. Hairston, by deed recorded in Book of Deeds 347 at Page 243, Charles W. Granger having conveyed an undivided one-half interest therein to Frankie Elizabeth Granger by deed recorded in Volume 445 at Page 176.

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.

See Release See R. E. M. Book 692 Page 444

PAID AND RECEIVED BY THE COUNTY FEDERAL SAVINGS AND LOAN ASSOCIATION GREENVILLE, S. C. FOR GREENVILLE COUNTY, S. C. JUN 28 1955