

OLLIE FARNSWORTH
R. M. C.

GREENVILLE CO. S. C.

FEB 1 4 05 PM 1954

First Mortgage on Real Estate

MORTGAGE

OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:
I, C. A. Cann

(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 Two Thousand and No/100-- - - -

DOLLARS (\$2000.00), 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 Greenville Township, on the Northern side of Highlawn Avenue, being known and designated as lot No. 16, and the Eastern one-half of lot 15, Block P, as shown on a plat of Riverside, recorded in Plat Book K at Page 282, and having according to said plat the following metes and bounds, to-wit:

"BEGINNING at an iron pin at the Northwest intersection of Highlawn Avenue, and Marion Street, and running thence with Marion Street, N. 10-15 E. 125 feet to an iron pin in 15 foot alley; thence with said alley, N. 79-45 W. 75 feet to iron pin in the center of the rear line of lot No. 15; thence running through the middle of lot 15, S. 10-15 W. 125 feet to an iron pin in Northern side of Highlawn Avenue; thence with said Avenue, S. 79-45 E. 75 feet to the beginning corner."

Being a portion of the premises conveyed to the mortgagor by Thomas J. and Ellis E. Picklesimer by deed dated November 13, 1945, recorded in Volume 283 at Page 32.

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.