

First Mortgage on Real Estate

FILED
GREENVILLE CO. S.C.
AUG 15 1930
MORTGAGE
ELLIE FARMER
R.M.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:
We, Oscar Thomas Gibbs, Jr. and Juanita Marie Gibbs

(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 **Forty-Seven Hundred Fifty and No/100- - - - -** DOLLARS (\$ 4750.00), 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, on the Southern side of Woodville Avenue, in the City of Greenville, being shown as lot # 116, on Plat # 3 of the property of Overbrook Land Company and Woodville Investment Company, made by R. E. Dalton recorded in the R.M.C. Office for Greenville County in Plat Book F at Page 218, and described as follows:

"BEGINNING at a stake on the Southern side of Woodville Avenue, at corner of lot # 115, and running thence with line of said lot, S. 8-39 E. 115 feet to a stake; thence S. 89-16 E. 110 feet to a stake at corner of lot # 117; thence with line of said lot, N. 19-54 W. 152 feet to a stake on Woodville Avenue; thence with the Southern side of said Avenue, S. 72-51 W. 80 feet to the beginning corner."

Being the same premises conveyed to the mortgagors by G. W. Strickland by deed to be recorded.

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 appurtenances to the same shall be considered a part of the real estate.

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J. Gibbs