

First Mortgage on Real Estate

MORTGAGE

FEB 10 8 22 AM 1956

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }OLLIE FARNSWORTH
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

G. A. Mann and Elethia R. Mann (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 Seventeen Thousand Five Hundred and No/100 - - -

DOLLARS (\$ 17,500.00), 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, City of Greenville, on the western side of Underwood Avenue, being shown and designated as Lot 49 on plat of Glen Grove Park recorded in Plat Book "F" at Page 233 and having according to said plat the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the western side of Underwood Avenue at the joint front corner of Lots 48 and 49 and running thence with the western side of Underwood Avenue N. 15-48 E. 50 feet to stake at corner of Lot 50; thence with the line of Lot 50 N. 74-12 W. 150 feet to an iron pin; thence S. 15-48 W. 50 feet to an iron pin corner of Lot 48; thence with the line of Lot 48 S. 74-12 E. 150 feet to the point of beginning." Said premises being the same conveyed to Elethia R. Mann by deed recorded in Deed Book 303 at Page 441.

ALSO: All that other certain piece, parcel or lot of land on the southwestern side of Corrine Drive in the City of Greenville, Greenville County, State of South Carolina, being shown as Lot 99 of Block C on Plat of University Heights recorded in Plat Book "BB" at Page 21 and having according to said plat the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the southwestern side of Corrine Drive at the joint front corner of Lots 99 and 100 and running thence along the line of Lot 100 S. 58-47 W. 215.1 feet to an iron pin; thence N. 31-16 W. 100 feet to an iron pin at rear corner of Lot 98; thence with line of Lot 98 N. 58-47 E. 215.1 feet to pin on the southwestern side of Corrine Drive; thence with the southwestern side of Corrine Drive S. 31-13 E. 100 feet to the beginning." Said premises being the same conveyed to G. A. Mann by deed recorded in Deed Book 529 at Page 72.

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.