

First Mortgage on Real Estate

MORTGAGE FILED GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

FEB 13 3 55 PM 1966

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Kathryn Sims,

OLLIE FARNSWORTH
R. M. C.

(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

One Thousand Two Hundred and No/100 - - -
DOLLARS (\$ 1,200.00), 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 what was formerly known as West Greenville on the West side of Bob Street, and being known and designated as Lot No. 1 of Minnie B. Christopher Property as shown on Plat by Pickell & Pickell, March 2, 1948, recorded in the R.M.C. Office for Greenville County in Plat Book U, at page 113, and having, according to said Plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the Southwest corner of Bob Street and a 12-foot alley; thence along the West side of Bob Street, S. 23-58 W. 47 feet to an iron pin at corner of Lot No. 2; thence with line of Lot No. 2, N. 65-37 W. 83.9 feet to an iron pin; thence N. 23-48 E. 46 feet to an iron pin on said alley; thence along said alley, S. 66-20 E. 84 feet to the beginning.

The above described property is the same conveyed to me by Henry Smith by Deed to be recorded herewith. See Will in Apartment 625, File 45, Probate Judge's Office for Greenville County, S. C., and Deed recorded in the R.M.C. Office for Greenville County in Deed Book 338, at page 208.

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.