

First Mortgage on Real Estate

MAY 4 9 31 AM 1956
MORTGAGE

OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, **Tiney L. Center**

(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 **FOUR THOUSAND FIVE HUNDRED AND NO/100**

DOLLARS (\$ 4500.00), 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, being a portion of Lot #3 as shown on a plat of the property of the Carolina Loan & Trust Company, recorded in Plat Book L at Page 99, and being more particularly described according to a survey prepared by L. P. Slattery, March 1952, as follows:

"BEGINNING at an iron pin at the Northwest intersection of Riverdale Drive and Cedar Lane Road and running thence with Riverside Drive, N. 5-54 E. 100 feet to an iron pin; thence N. 89-36 W. 120.8 feet to a point in the center of Reedy River; thence with the meanderings of Reedy River, the traverse of which is S. 16-11 W. 16 feet and S. 58-00 W. 86 feet to a point in Reedy River where it intersects with the northern side of Cedar Lane Road; thence with the Cedar Lane Road, S. 68-54 E. 151.4 feet to an iron pin; thence with the intersection of Cedar Lane Road and Riverside Drive, N. 72-41 E. 50 feet to the point of beginning."

Being the same premises conveyed to the mortgagor and Hazel Elizabeth Henderson by O. K. Schwiers by deed recorded in Deed Book 439 at Page 245, the interest of Hazel Elizabeth Henderson having been conveyed to the mortgagor by Hazel Elizabeth Henderson by deed recorded in Deed Book 458 at page 271.

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.