

BOOK

729 164

GREENVILLE CO. S. C.

NOV 2 11 21 AM 1957

First Mortgage on Real Estate

MORTGAGE

OLLIE FLEMING WORTH
R. M. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

MARVIN L. LEDFORD

(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 Six Thousand and No/100 -----

DOLLARS (\$ 6000.00), with interest thereon from date at the rate of five & onehalf (5½%) 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, Greenville Township, in the City of Greenville, and known and designated as Lot No. 10 of the property of Mrs. H. D. Wilkins, according to plat of same recorded in the R. M. C. Office for Greenville County, South Carolina, in the Plat Book F at Page 209, and being more particularly described as follows:

BEGINNING at an iron pin on the west side of Elm Street 315 feet northward from the north side of Otis Street (said iron pin being on the northeast corner of Lot No. 11 on said plat) and running thence along Elm Street N. 18-00 W. 63 feet to an iron pin on the southeast corner of Lot No. 9 (said pin being 92 feet from south side of Wilkins Street); thence S. 72-00 W. 155 feet along line of Lot No. 9 to an iron pin on line of Lot No. 22; thence S. 15-45 E. 63.05 feet along line of Lots Nos. 22 and 21 to an iron pin on joint corner of Lot Nos. 10, 11, 20 and 21; thence N. 72-00 E. 157.5 feet along line of Lot No. 11 to the beginning.

Being the same premises conveyed to the mortgagor by deed of Cora Bearden to be recorded herewith.

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.

*For agreement, see R. M. C. Book 836 Page 125
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PAY AND DISBURSE TO THE ORDER OF
FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION

BY _____

WITNESS: _____

ENTERED
R. M. C.
AT _____