

FEB 21 11 14 AM 1962

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

LEMUEL C. NIX AND BESSIE F. NIX (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 Fifty-three Hundred and No/100 ----- DOLLARS (\$ 5300.00), 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, known and designated as Lot No. 11 of Block F as shown on plat of Riverside, recorded in Plat Book A at Page 323, and replatted and recorded in Plat Book K at Page 281, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin at the southwest corner of the intersection of Highlawn Avenue and Sumter Street, and running thence along the western side of Sumter Street S. 10-15 W. 125 feet to an iron pin corner of Lot 22; thence with the line of Lot 22 N. 79-45 W. 64 feet to an iron pin corner of Lot No. 10; thence with the line of said lot N. 10-15 E. 125 feet to an iron pin on Highlawn Avenue; thence with the southern side of Highlawn Avenue S. 79-45 E. 64 feet to the point of beginning. Being the same property conveyed to the mortgagors by deed recorded in Deed Book 470, Page 387.

ALSO: All that certain piece, parcel or lot of land in the State of South Carolina, County of Greenville, on the eastern side of Sumter Street, near the City of Greenville, being shown as Lot 5 of plat of property of Lizzie Bramlett, recorded in Plat Book G at Page 235, and according to said plat being more particularly described as follows:

BEGINNING at an iron pin on the eastern side of Sumter Street and the southern side of an alley and running thence with the southern side of said alley S. 79-30 E. 125 feet to an iron pin, rear corner of Lot 12; thence with the rear lines of Lots 12 and 13 S. 10-44 W. 54 feet to an iron pin, rear corner of Lot 4; thence with the line of said lot N. 79-30 W. 125 feet to iron pin on the eastern side of Sumter Street; thence with the eastern side of said street N. 10-44 E. 54 feet to the point of beginning.

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.

PAID AND SATISFIED IN FULL
THIS 2 DAY OF Nov. 1962
FIDELITY FEDERAL SAVINGS & LOAN ASSO.
BY [Signature] Treas.
WITNESS:
[Signatures]

SATISFIED AND CANCELLED OF RECORD
2 DAY OF Nov. 1962
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 3:30 O'CLOCK P. M. NO. 11793