

BOOK 799 PAGE 86

First Mortgage on Real Estate

FILED  
GREENVILLE CO. S. C.

AUG 6 8 45 AM 1959

**MORTGAGE**

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

W. Carl Thruston (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 (\$4,500.00-----), 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, being known and designated as the Southwestern 15 feet of Lot 19 and the Northeastern 45 feet of Lot 18, on plat of the property of L. A. Moseley, recorded in Plat Book J at page 239, and being more particularly described as follows:

BEGINNING at a point on the Northwest side of Burgess Avenue (formerly Charles Street) 190.2 feet from Newland Avenue, and running thence N. 46-45 W. 145 feet; thence S. 43-15 W. 60 feet to a stake; thence S. 46-45 E. 145 feet to Charles Street; thence with the Northwestern side of said street, N. 43-15 E. 60 feet to the beginning corner.

Being the same property conveyed to the mortgagor by deed recorded in Deed Book 401 at page 327.

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.

RECORDED IN DEED BOOK 799 PAGE 86  
DATE 12 December 1969  
BY Sarah D. Robinson  
Peggy Morris  
Catherine E. Fayssoix

RECORDED IN DEED BOOK 799 PAGE 86  
DATE 15 Dec 1969  
BY Ollie Farnsworth  
1:51 P.M. # 13700