

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Fred Douglas Chapman,

(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

Fifteen Hundred and No/100 DOLLARS (\$1500.00), with interest thereon from date at the rate of six & one-half per centum per annum, said principal and interest to be repaid in monthly instalments of

Forty-Six & No/100 Dollars (\$ 46.00) each on the first day of each month hereafter until the principal and interest are fully paid; each payment to be applied first to payment of interest and then to payment of principal, 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, including advances made by the Mortgagee on other or no security:

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 ^{those} certain pieces parcels or lots of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, at the northeastern corner of the intersection of Rebecca and Dime Streets, in the City of Greenville, being shown as all of Lots 3 and 4 and a portion of Lots 1 and 2, Block A, on plat of Jefferson Heights, recorded in Plat Book C, Pages 34 and 35, and when described as a whole have the following metes and bounds, to-wit:

"BEGINNING at an iron pin at the northeastern corner of the intersection of Rebecca Street and Dime Street, and running thence along Dime Street, N. 81-40 E. 27.9 feet to pin at corner of property now or formerly owned by Grace Gilliam; thence with line of said property, S. 0-07 E. 51 feet to pin in line of Lot 3; thence with line of Lot 3, N. 81-40 E. 58.7 feet to pin; thence with rear line of Lots 3 and 4, N. 0-30 E. 51 feet to pin at corner of Lot 5; thence with line of Lot 5, S. 81-40 W. 87.5 feet to pin on Rebecca Street; thence with Rebecca Street, S. 0-30 W. 102 feet to the point of beginning."

Said premises being the identical property conveyed to the mortgagor by two separate deeds, recorded in Volume 658 at Pages 183 and 212 respectively.

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.