

First Mortgage on Real Estate

MORTGAGE JUN 9 10 50 AM 1962

CLERK OF COURTS
GREENVILLE, S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Nell B. Reeves

(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 Three Hundred and no/100---

DOLLARS (\$ 6,300.00---), with interest thereon from date at the rate of Six--- per centum per annum, said principal and interest to be repaid in monthly instalments of Sixty and no/100--- Dollars (\$ 60.00) 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 foresaid 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 Mortgagee by him 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, near the City of Greenville, on the northwest side of Motor Boat Road, also known as Gibbons Road, shown and designated as the property of Mrs. Nell B. Reeves according to Plat prepared by J. C. Hill, dated January 7, 1957, and according to said plat, having the following metes and bounds:

BEGINNING at a nail and cap in the center of Motor Boat Road, front corner of other land of the Mortgagor, and running thence N. 36-20 W. 269.4 feet to an iron pin; thence continuing with other property of the Mortgagor, N. 23-45 E. 174 feet to an iron pin; thence N. 76-30 W. 286.6 feet to an iron pin; thence S. 22 W. 178.2 feet to an iron pin, corner of property of P. W. Burdine; thence with the line of said property, S. 39-45 E. 265.6 feet to an iron pin; thence continuing with said property, S. 53-15 E. 220.7 feet to a nail and cap in the center line of Motor Boat Road; thence with the center line of said Road, N. 57 E. 100 feet to the Beginning.

Being the same property conveyed to the mortgagor, by deed recorded in Deed Book 569 at page 88.

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.