

First Mortgage on Real Estate

GREENVILLE CO. S.C.

DEC 3 12 15 PM 1963 BOOK 942 PAGE 339

MORTGAGE

OLIE J. WORTH R.M.C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

TINIE C. JONES

(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 Thirty Thousand Three Hundred and No/100----- DOLLARS (\$ 30,300.00 ), with interest thereon from date at the rate of Five and One-half (5½%) per centum per annum, said principal and interest to be repaid in monthly instalments of Two Hundred Fifty and No/100----- Dollars (\$ 250.00 ) 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 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, City of Greenville, situate on the Southwest side of Augusta Road and on the Northwest side of Augusta Drive (formerly known as Augusta Circle), being shown as a portion of Lot 4 on plat of Augusta Circle, made by R. E. Dalton, Engineer, November 1921, recorded in the RMC Office for Greenville County, S. C. in Plat Book E, pages 226 and 227, and having the following metes and bounds, to wit:

BEGINNING at an iron pin on the West side of Augusta Drive, at the Southwest corner of Augusta Drive and Augusta Road; thence along Augusta Drive, S. 29-45 W., 225.1 feet to an iron pin on the West side of Augusta Drive; thence N. 35-15 W., 100 feet to an iron pin in line of Lot 5; thence along the line of Lot 5, N. 29-45 E., 227.6 feet to an iron pin on Augusta Road; thence Easterly along Augusta Road, 100 feet to the beginning corner.

ALSO all furniture, furnishings, fixtures and equipment of every kind which belong to the Mortgagors located in the apartments on the above described property.

This property was conveyed to me by deed of Ruth H. Lynch and William Adrel Jones by deeds dated December 3, 1958, recorded in the RMC Office for Greenville County in Deed Book 612, Page 51, and January 13, 1960, recorded in the RMC Office for Greenville County in Deed Book 642, Page 286.

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.