

First Mortgage on Real Estate

MORTGAGE

FEB 24 4 45 PM 1967

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARRISWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Milton Donald Major and Julia Tripp Major
(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) in the sum of Eleven Thousand and no/100----- DOLLARS (\$ 11,000.00), with interest thereon at the rate of Six & three-fourths per cent per annum as evidenced by the Mortgagor's note of even date herewith payable as therein stated, or as hereafter modified by mutual agreement, in writing, the final maturity of which is 12 years after the date hereof, unless extended by mutual consent, the terms of said note and any agreement modifying it are incorporated herein by reference; and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced or readvanced to or for the Mortgagor's account, 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, in ward 5 of the City of Greenville, situate on the South side of Dunbar Street, and being shown on a plat of the property of Wm. H. Irvine, prepared by W. A. Hudson, recorded in Plat Book "A" at page 163, as an unnumbered lot, lying between lots 9 and 10, as shown on said plat, and being more particularly described as follows:

BEGINNING at an iron pin on the Southern side of Dunbar Street, opposite the intersection of Memminger and Dunbar Streets, and running thence with said Dunbar Street, S. 76 E. 80 feet to an iron pin in line of Lot No. 10; thence with line of said lot, S. 18 W. 215 feet to an iron pin; thence N. 76 W. 80 feet to an iron pin in line of Lot 9; thence with line of said lot, N. 18 E. 215 feet to the point of beginning.

Being the same property conveyed to Mortgagors by deed recorded in Deed Book 814 at page 7.

ALSO All that other piece, parcel or lot of land situate on the South side of Pleasant Ridge Avenue, being shown and designated as Lot 128 on a plat of Pleasant Valley, recorded in Plat Book P at page 93, and having according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the Southern side of Pleasant Ridge Avenue and running thence S. 08. E. 160 feet; thence S. 89-52 W. 60 feet to a pin; thence N. 0-8 W. 160 feet to a pin on Pleasant Ridge Avenue; thence with the Southern side of Pleasant Ridge Avenue, N. 89-52 E. 60 feet to the point of Beginning. Being the same conveyed to Mortgagors by Deed Book 363 at page 253 and Deed Book 814 at page 11.

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.

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 55 PAGE 377

PAID AND CANCELLED OF RECORD
2/25 DAY OF Feb 1967
Donna S. Tankersley
R. M. C. FOR GREENVILLE COUNTY, S. C.
11:00 O'CLOCK A. M. NO. 24577