

APR 18 3 15 PM 1933

BOOK 1090 PAGE 103

CLERK OF COURTS  
GREENVILLE, S. C.

First Mortgage on Real Estate

### MORTGAGE

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: F. Gary Skinner and

Diane J. Skinner (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 -----  
**Fourteen Thousand Six Hundred Fifty and no/100-----** DOLLARS  
(\$ 14,650.00--- ), with interest thereon at the rate of ----6 3/4----- 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 ----25--- 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, on the southeastern side of Salem Court as shown on plat of Property of W. T. Patrick and William R. Timmons, Jr., recorded in the RMC Office for Greenville County in Plat Book PP at page 131, and having according to said plat the following metes and bounds:

Beginning at an iron pin on the southeastern side of Salem Court at the joint front corner of Lots 6 and 7 and running thence with line of said lots, S 34-20 E 142.7 feet to an iron pin at joint rear corner of Lots 7 and 8; thence with line of Lot 8, S 20-17 E 41.2 feet to an iron pin at joint rear corner of Lots 6, 8 and 10; thence with rear line of Lot 6, S 55-40 W 70 feet to an iron pin at joint rear corner of Lots 5 and 6; thence with joint line of said lots, N 34-20 W 174.8 feet to an iron pin on the southeastern side of turnaround of Salem Court; thence with Salem Court, N 55-40 E 74.4 feet to the point of beginning, being shown as Lot 6 on the above referred to plat.

Being the same property conveyed to the mortgagors by deed of James A. Trammell and Charles C. Fayssoux to be recorded herewith.

In addition to and together with the monthly payments of principal and interest under the terms of the note secured hereby, the mortgagors promise to pay to the mortgagee the sum of 1/48th of 1% of the original amount of this loan in payment of the mortgage guaranty insurance covering this loan and on his failure to pay it, the mortgagee may advance it for the mortgagor's account and collect it as a part of the debt secured by the mortgage.

The mortgagors agree that after the expiration of 10 years from the date hereof, the mortgagee may at its option apply for mortgage insurance for an additional period of 5 years with the mortgage insurance company insuring this loan, and the mortgagor agreed to pay to the mortgagee as premium \* 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 such insurance 1/2 of 1% of the principal balance then existing.

RECORDED AND CANCELLED OF RECORD

FOR SATISFACTION TO THIS MORTGAGE SEE

Book of 1090  
A. M. C. FOR GREENVILLE COUNTY  
AT 10 O'CLOCK P. M. NOV 1933

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