

USL—First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Hoyt T. Davis (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 Twenty-seven Hundred Fifty and No/100- - - - - DOLLARS (\$ 2750.00), with interest thereon from date at the rate of five (5%) per centum per annum, said principal and interest to be repaid as therein stated, 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:

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 Greenville Township, on the West side of Fletcher Street (formerly Hunt Street), being known and designated as Lots Nos. 10 and 12 of Block A as shown on Plat of Sunny Slope, made by R. E. Dalton, Engineer, recorded in the R. M. C. Office for Greenville County in Plat Book F at Pages 85 and 86, and having the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the West side of Fletcher Street at the Southeast Corner of Lot No. 8, said pin being 201.3 feet from the Southwest corner of Fletcher Street and Fortner Street, and running thence along line of lot #8, N. 80-12 W. 150 feet to iron pin at joint rear corner of lots Nos. 7, 8, 9 and 10; thence along rear line of lots Nos. 9 and 11, S. 9-48 W. 103 feet to an iron pin at joint rear corner of Lots Nos. 11, 12, 13 and 14; thence along line of Lot No. 14, S. 80-12 E. 150 feet to an iron pin on the West side of Hunt Street; thence along the West side of Fletcher Street, N. 9-48 E. 103 feet to the beginning corner."

Said premises being the same conveyed to the mortgagor by Horace J. Webster by deed recorded in Book of Deeds 440 at Page 103.

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.

[Handwritten signatures and notes at the bottom of the page, including names like "Hoyt T. Davis" and "Fidelity Federal Savings and Loan Association"]