

MORTGAGE

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE } ss:

111 2 4 37 11 31
R.M.C.

To ALL WHOM THESE PRESENTS MAY CONCERN: I, Martin F. Rodgers, Jr.

of
Greenville, S. C. , hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto Fidelity Federal Savings
and Loan Association

, a corporation
, hereinafter
organized and existing under the laws of South Carolina
called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which
are incorporated herein by reference, in the principal sum of Seventy-two Hundred Fifty
Dollars (\$ 7250.00), with interest from date at the rate of four & one-fourth per centum
(4 1/4 %) per annum until paid, said principal and interest being payable at the office of Fidelity Federal
Savings and Loan Association in Greenville, S. C.
or at such other place as the holder of the note may designate in writing, in monthly installments of
Forty-four and ninety-five one-hundredths Dollars (\$ 44.95),
commencing on the first day of August , 19 53 , and on the first day of each month there-
after until the principal and interest are fully paid, except that the final payment of principal and interest,
if not sooner paid, shall be due and payable on the first day of July , 19 73 .

Now, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better
securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three
Dollars (\$3) 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, the following-described real estate situated in the County of Greenville ,
State of South Carolina :

All that certain piece, parcel or lot of land situate, lying and
being in Paris Mountain Township, Greenville County, state of South
Carolina, on the south side of Lenore Avenue, between Earnshaw Avenue
and Merriweather Street, being known and designated as lot No. 147 on
plat of Sans Souci Heights recorded in plat book Y at page 145 of the
R. M. C. Office for Greenville County and having according to a recent
survey made May 1953 by R. W. Dalton the following metes and bounds,
to-wit:

Beginning at an iron pin on the south side of Lenore Avenue, the
front joint corner of lots Nos. 147 and 148 and running thence with
the south side of said Lenore Avenue N. 67-11 E. 70 feet to an iron pin
corner of lot No. 146; thence with the line of said lot S. 22-49 E. 154
feet to an iron pin; thence S. 68-54 W. 70 feet to an iron pin corner
of lot No. 148; thence with the line of said lot N. 22-49 W. 151.9
feet to an iron pin the beginning corner.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belong-
ing 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 equipment now or hereafter
attached to or used in connection with the real estate herein described.

To HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and
assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple
absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the