

First Mortgage on Real Estate

## MORTGAGE

NOV 24 10 40 AM 1961

OLLIE FARNSWORTH  
R. M. O.STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

VERSA M. McCRAW AND BOBBY GENE McCRAW, BY HIS GUARDIAN VERSA M. McCRAW  
(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  
----Four Thousand and No/100-----

DOLLARS (\$4,000.00), with interest thereon from date at the rate of Six (6%) per centum per annum, said principal and interest to be repaid in monthly instalments of Fifty and No/100 Dollars (\$50.00) 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,

being known and designated as a portion of lot # 10 according to plat of William M. Edwards dated June 1954, and being more particularly described according to a more recent survey of the property of Mrs. Mildred Emily Sullivan dated December 1954 as follows:

BEGINNING at an iron pin on the southwestern side of Elaine Avenue, at the joint front corner of lots # 8 and 10, and running thence with the line of lot # 8, S. 56-41 W. 289.5 feet to an iron pin; thence S. 33-31 E. 80 feet to an iron pin in line of property now or formerly of Sullivan; thence with said Sullivan line, N. 56-41 E. 287.6 feet to an iron pin on the southwestern side of Elaine Avenue; thence with Elaine Avenue, N. 31-19 W. 55 feet to an iron pin; thence continuing with said Avenue, N. 33-19 W. 25 feet to the point of beginning.

Being the same premises conveyed to the said Versa M. McCraw and Bobby G. McCraw by deed recorded in Volume 584 at Page 46, the said Bobby G. McCraw having died intestate leaving as his sole heirs at law the mortgagors herein.

This mortgage is duly authorized as per Decree filed in Judgment Roll I-2680 in the Clerk of Court's Office for Greenville County.

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.