

USL—FIRST MORTGAGE ON REAL ESTATE

MORTGAGE

FILED
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE

AUG 21 10 PM 1948

TO ALL WHOM THESE PRESENTS MAY CONCERN:

OLLIE FARNSWORTH

I, Frances G. Linberger (hereinafter referred to as Mortgagor) ^{R.M.C.} 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 five thousand no/100

DOLLARS (\$ 5,000.00), with interest thereon from date at the rate of five 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,

All that piece, parcel or lot of land in Greenville County, State of South Carolina, on the southern side of Crystal Avenue as shown by plat of property of Ben Cleveland and L. A. Mills known as Augusta Terrace, which plat was made by Dalton & Neves, March, 1930, recorded in the R.M.C. Office for Greenville County in Plat Book G, Page 265, and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the southern side of Crystal Avenue at a point which is S. 60-42 W. 210 feet from the intersection of Augusta Road and Crystal Avenue and running thence along the line of property now or formerly of McGinnis, S. 29-18 E. 200 feet to a point; thence along the line of property now or formerly of Skelton, S. 60-42 W. 107 feet to an iron pin; thence N. 29-18 W. 200 feet to an iron pin on the southern side of Crystal Avenue; thence along the southern side of Crystal Avenue, N. 60-42 E. 107 feet to iron pin at the point of beginning.

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.