

APR 4 4 32 PM 1958

First Mortgage on Real Estate

MORTGAGE ELLIE FARNSWORTH R.M.C.

STATE OF SOUTH CAROLINA } COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Frank H. Page

(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 Six Thousand and No/100

DOLLARS (\$ 6,000.00), with interest thereon from date at the rate of Five & Three-Fourths per centum per annum, said principal and interest to be repaid as therein stated, and (5 3/4)

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 Gantt Township, about six miles south of Greenville Courthouse, east of the Augusta Road, being known and designated as lot # 15 on north side of Eastview Drive on plat and survey of subdivision known as "Clearview Heights" made by M. H. Woodward, Dec. 1945, and recorded in the R.M.C. Office for Greenville County in Plat Book "P" at Page 1, and, according to said plat, having the following metes and bounds, to-wit:

"BEGINNING at a point on the North side of Eastview Drive, front corner of lot # 14, on said plat, and running thence N. 18-04 W. 245 feet along eastern line of lot # 14 to point; thence N. 68-18 E. 86.4 feet to point, joint rear corner with lot # 16; thence S. 18-04 E. 250.6 feet along the western line of lot # 16, to point on north side of said Eastview Drive; thence S. 71-56 W. 86.2 feet along the northern side of Eastview Drive, to the point of beginning. This is a part of a tract of 18.91 acres, more or less, conveyed to me by Willis, et al, by their deed dated Nov. 3, 1944, and recorded in Vol. 269, at Page 179."

Subject, however to a right of way reserved for sidewalk and power line.

This property is conveyed subject to an easement and right of way across the rear of said lot of land, ten feet in width at all points which is expressly reserved for the purposes of an alley way, extending eastward from the Augusta Road, if said alley way is constructed and established before the year 1952.

Being the same premises conveyed to the mortgagor by James W. Hicks by deed dated 13th of October, 1947, recorded in Volume 324 at Page 433.

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.

18 Sept. 58
Eugene H. Wood
Frances King

8:35
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