

JUL 28 4 25 PM 1959

OLLIE FARNsworth

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

ELGIN BATSON

(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 Fourteen Thousand Five Hundred and No/100 -----

DOLLARS (\$ 14,500.00), 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, situate on the Eastern side of the New Buncombe Road (Highway No. 25) in Paris Mountain Township, being known as Lot 2 on plat of the property of Frank Hill, made by C. C. Jones, April, 1948, revised September, 1950, and having according to the said plat the following metes and bounds:

BEGINNING at an iron pin on the Eastern side of Highway No. 25 at the corner of the F. H. Hill property, and running thence N. 63-36 E. 184.7 feet to an iron pin; thence S. 25-55 E. 7 feet to pin; thence N. 62-25 E. 113.1 feet to an iron pin; thence N. 11-44 W. 104.5 feet to pin at corner of Lot 1; thence with the line of Lot 1, S. 67-43 W. 352.1 feet to an iron pin on Highway right of way; thence with said right of way, S. 38-57 E. 125 feet to the point of beginning.

Being the same conveyed to mortgagor by deed to be recorded herewith.

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.

PAID AND SUFFERED TO BE RECORDED

THIS 2 DAY OF April 1965

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION
BY *Leroy M. Woods*
att.

WITNESS: *Vivian McCarron*

Joyce Nixon

RECORDED AND INDEXED ON APRIL 5 DAY OF April 1965
Allie Farnsworth
8:14