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First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

VIRGINIA A. JOINES

(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 in monthly instalments of **Sixty-Six and**
No/100 -----Dollars (\$ **66.00**) 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 Mort-
gagee 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 be-
fore the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bar-
gained, 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 O'Neal Township,
containing 42 acres, more or less, being the major portion of the tract
of land shown on Plat of W. F. Parker Estate, recorded in Plat Book II,
Page 177, and being more particularly described as follows:

BEGINNING at an iron pin on the Western side of Highway 253, at the
corner of tract of land heretofore conveyed to J. P. Parker and Louise
Parker by Deed recorded in Deed Book 654, Page 72, and running thence with
the line of said tract, S. 67-00 E. 404 feet to an iron pin; thence N. 62-
15 E. 673 feet to an iron pin; thence S. 85-30 E. 313 feet to an iron pin;
thence N. 7-00 E. 200 feet to an iron pin; thence S. 83-00 E. 475 feet to
an iron pin; thence S. 37-45 E. 575 feet to pin on Highway; thence N. 62-
15 E. 675 feet to stone; thence N. 51-00 W. 1212.5 feet to pin; thence N.
51-37 W. 1031.5 feet to stone; thence S. 40-00 W. 187.5 feet to an iron
pin; thence S. 53-15 E. 106 feet; thence S. 5-50 W. 396 feet; thence S. 44-
30 W. 1227.4 feet to the Beginning.

Said premises being the major portion of the tract of land conveyed to
the Mortgagor by Deed recorded in Deed Book 653, at Page 357.

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 fix-
tures and equipment, other than the usual household furniture, be considered a part of the real estate.