

FILED  
GREENVILLE CO. S. C.

SEP 27 4 37 PM '72

ELIZABETH RIDDLE  
MORTGAGE

BOOK 1251 PAGE 51



First Mortgage on Real Estate

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

J. D. Sims and Jack W. Lollis -----(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto SECURITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, GREENVILLE, S. C., (hereinafter referred to as Mortgagee) in the sum of Eight Thousand Four Hundred and No/100 ----- DOLLARS (\$ 8,400.00 -----), with interest thereon at the rate of Eight ----- per cent per annum as evidenced by the Mortgagor's note of even date herewith payable as therein stated, or as hereafter modified by mutual agreement, in writing, the final maturity of which is ----20----- years after the date hereof, unless extended by mutual consent, the terms of said note and any agreement modifying it are incorporated herein by reference; and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced or readvanced to or for the Mortgagor's account, 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

ALL that piece, parcel or lot of land situate, lying and being on the eastern side of Florida Avenue near the City of Greenville, in the County of Greenville, State of South Carolina and known and designated as Lot No. 22 of a subdivision known as Highlands, plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book K at Pages 50 and 51 and has the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Florida Avenue at the joint corner of Lots Nos. 22 and 22A and running thence with the joint line of said lots S. 87-45 E., 244.3 feet to an iron pin on the southern side of P & N right of way; running thence with said right of way N. 9-15 W., 60.9 feet to an iron pin at the rear corner of Lot No. 21; running thence with Lot No. 21, N. 89-45 W., 234.2 feet to an iron pin on Florida Avenue; running thence with the eastern side of Florida Avenue in a southeasterly direction 60 feet to an iron pin, 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.