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USL—FIRST MORTGAGE ON REAL ESTATE

MORTGAGE OLLIE FARNSWORTH
R.M.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Dorothy H. Beattie (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 Seven Thousand and No/100- - - - - DOLLARS (\$7000.00), with interest thereon from date at the rate of Five (5%) - - - 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, in the City of Greenville, on the Southern side of Ridgeland Avenue, and being known and designated as lot # 1, as shown on plat of property of Dorothy H. Beattie and Mary B. Mathewes, prepared by W. J. Riddle, June 1947, recorded in Plat Book "R", at Page 11, and being more particularly described according to said plat as follows:

"BEGINNING at an iron pin on the Southern side of Ridgeland Avenue, joint corner of lots # 1 and 2, as shown on said plat, and running thence along joint line of said lots, S. 30-24 W. 175.3 feet to an iron pin in a 15-foot alley; thence with said alley, N. 69-18 W. 70.5 feet to an iron pin; thence N. 25-50 E. 186 feet to an iron pin on the South side of Ridgeland Avenue; thence with said Avenue, S. 63-04 E. 14 feet to an iron pin; thence continuing with said Avenue, S. 62-06 E. 70 feet to an iron pin; thence continuing with said Avenue, S. 59-36 E. .05 feet to an iron pin, joint front corner of lots # 1 and 2, the point of beginning. Being a portion of the premises conveyed to Dorothy H. Beattie and Mary B. Mathewes by deed dated 18th of May, 1945, recorded in Volume 277 at Page 291, the half interest of the said Mary B. Mathewes having been conveyed to the mortgagor by deed recorded in Volume 315 at Page 404."

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.

15 Oct 48
Sally W. Mathewes
Ready Means
15 Oct 48
Ollie Farnsworth
A. 22632