

USL—FIRST MORTGAGE ON REAL ESTATE

FILED
GREENVILLE CO. S. C.
NOV 17 12 48 PM 1948

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
R. M. S.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, **Flora M. Barnett**, (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 **Three Thousand and No/100** -----
DOLLARS (\$ 3,000.00), with interest thereon from date at the rate of **six (6%)** 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 North side of Echols Street, and being more particularly described according to a Plat of the Estate of W. Austin Hudson, prepared by Dalton & Neves, Engineers, in October 1948, recorded in Plat Book "U" at Page 120, as follows:

"BEGINNING at an iron pin on the North side of Echols Street in corner of lot previously conveyed to Lanford, which pin is 65 feet in a Northeasterly direction from the Northeast intersection of Echols and Shumate Streets, and running thence N. 19-39 W. 119.8 feet to an iron pin; thence N. 68-23 E. 68 feet to an iron pin; thence S. 8-47 E. 122.2 feet to an iron pin, which pin is 105 feet from the intersection of Echols and Rutherford Street; thence along the North side of Echols Street, S. 67-35 W. 45 feet to the beginning corner."

Said premises being the same conveyed to the mortgagor by The First National Bank of Greenville, South Carolina, as Executor of the Estate of W. Austin Hudson, Deceased, 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.