

SEP 30 9 10 AM 1949

MORTGAGE

OLLIE FARNSWORTH
R.M.C.

DEED BY MORTGAGE FEDERAL ESTATE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, J. N. Lay and Ollie H. Lay
Greenville, S. C.

(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 Ten Thousand and No/100- - - - -
DOLLARS (\$ 10,000.00), 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, in School District 8GD, being known and designated as lot No. 46, as shown on plat of property of Geer and Anderson, prepared by R. E. Dalton March 1923, recorded in plat Book B, at Page 165, and being more particularly described according to said plat as follows:

"BEGINNING at an iron pin on the Northern side of Club Drive, joint front corner of lots Nos. 46 and 47, which pin is 318.09 feet from the Northwest intersection of Club Drive and Ridge Drive, and running thence with joint line of said lots, N. 22-41 W. 174.5 feet to an iron pin in rear line of lot No. 23; thence with line of said lot, S. 64-29 W. 76.5 feet to an iron pin, joint rear corner of lots Nos. 45 and 46; thence with joint line of said lots, S. 21-48 E. 173.1 feet to an iron pin on the North side of Club Drive; thence with said Drive, N. 65-30 E. 78.93 feet to the point of beginning."

Being the same premises conveyed to the mortgagors by J. Louis Coward by deed to be recorded.

"ALSO, lots Nos. 12 and 13, on Furman Hall Road, as shown on plat of property of W. M. Batson and Helen B. Dougherty, prepared by Dalton & Neves July 1949, recorded in Plat Book S, at Page 105, and being more particularly described according to said plat as follows:

"BEGINNING at an iron pin on the Western side of Furman Hall Road, joint front corner of lots Nos. 11 and 12, which pin is 314 feet from the intersection of Furman Hall Road and the Old Rutherford Road, and running thence with joint line of said lots, S. 86-10 W. 69.1 feet to an iron pin in rear line of lot No. 10; thence with rear lines of lots Nos. 10 and 9, N. 3-50 W. 100 feet to the joint rear corner of lots Nos. 13 and 14; thence with joint line of said lots, N. 86-10 E. 131.6 feet to an iron pin on the West side of Furman Hall Road; thence with said road, S. 28-10 W. 117.8 feet to the point of beginning corner."

Being the same premises conveyed to J. N. Lay and Ollie H. Lay by W. M. Batson et al by deed August 18, 1948 recorded in Volume 356 at Page 28.

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.