

USL—First Mortgage on Real Estate

FILED
GREENVILLE CO. S. C.

MORTGAGE
SEP 15 11 49 AM 1950

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, L. T. AYERS, (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 Four Thousand and no/100 - - - - - DOLLARS (\$ 4,000.00), 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, Greenville Township, at the Southeastern corner of the intersection of Crane Avenue and Crest Street and being shown as the Northwestern portion of Lot 22 on plat of Victor Monaghan Development No. 1, recorded in Plat Book M, page 39, and being more particularly described according to a recent survey made by J. C. Hill as follows:

BEGINNING at an iron pin on the Eastern side of Crest Street at the joint front corner of Lots 22 and 23 and running thence with Crest Street and Crane Avenue S. 3-20 W. 100.8 feet to an iron pin; thence with the Eastern side of Crane Avenue S. 25-33 E. 106.4 feet to an iron pin; thence in a straight line through Lot 22 N. 33-15 E. 168.3 feet to an iron pin in line of Lot 23; thence with line of Lot 23 N. 67-16 W. 144.1 feet to the beginning corner, said premises being the Northwestern portion of the same lot conveyed to the Mortgagor by J. P. Stevens Co., Inc., recorded in Volume 384 at page 281.

9 Nov. 50
Ollie Farnsworth
10:05 a. 27/76

6th Nov. 50
Ruth J. Whitlock
asst.
Margaret Huffman
Esther H. Elder

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.