

USL—First Mortgage on Real Estate

FILED
GREENVILLE CO. S. C.

MORTGAGE

JAN 27 11 45 AM 1951

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

J. Louis Coward Construction Company, Inc.

(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 Eighteen Thousand Five Hundred and No/100- - - - - DOLLARS (\$18,500.00), 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, at the Northeastern intersection of Croft and Robinson Streets, and being known and designated as the Southern portion of lot No. 20, of Section B as shown on a plat of the Stone Land Company, recorded in Plat Book A at Pages 337 -345, and being more particularly described according to said plat as follows:

"BEGINNING at a point at the Northeastern intersection of Croft and Robinson Streets, and running thence with Croft and Robinson Streets, S. 83-13 E. 108 feet 9 inches to a point, joint front corner of lots 20 and 22; thence with the joint line of said lots, N. 1-14 E. 150 feet to a point; thence through lot 20, N. 83-13 W. 108 feet 9 inches to a point on the East side of Robinson Street; thence with said street, S. 1-41 W. 150 feet to the point of beginning."

Being the same premises conveyed to the mortgagor by W. N. and Angeline D. Leslie by deed recorded in Volume 412 at Page 16.

This mortgage is executed pursuant to resolution duly adopted by the directors of the corporation.

PAID AND SATISFIED BY FULL

THIS 30 DAY OF April 1954
FIDELITY FEDERAL SAVINGS & LOAN ASSO.

BY Betty Haywood
Secretary-Treas.

WITNESS:

Geraldine Martin
Elizabeth A. Hall

SATISFIED AND CANCELLED OF RECORD

1 DAY OF May 1954
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 9:51 O'CLOCK A. M. NO. 9123

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.