

FILED  
GREENVILLE CO. S. C.

U.S. — First Mortgage on Real Estate

**MORTGAGE** MAY 1 5 10 PM 1951

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH  
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, M. T. Staples and Lillian W. Staples

(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 Five Thousand and No/100- - - - - DOLLARS (\$ 5000.00 ), with interest thereon from date at the rate of Four & One-Half 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, being on the Southeastern side of West Augusta Place Street, in the City of Greenville, being shown as all of lot 25, and portions of lots 26 and 24, on plat of the property of the D. W. Cochrane Estate, and Mamie P. Cochrane, recorded in Plat Book I at Pages 92 and 93, and being more particularly described as follows:

"BEGINNING at an iron pin on the Southeastern side of West Augusta Place Street, said pin being 15 feet in a Northeasterly direction from the joint corner of lots 25 and 26, and running thence along the Southeastern side of West Augusta Place Street, S. 37-56 W. 109 feet to iron pin, which pin is 24 feet Southwesterly from joint corner of lots 24 and 25; thence through lot 24, S. 52-04 E. 147 feet, more or less, to pin in line of lot 17; thence with line of lot 17 and 16, N. 46-27 E. 109 feet, more or less, to iron pin; thence through line of lot 26 in a line parallel with the dividing line of lots 25 and 26, and 15 feet distant therefrom, N. 52-04 W. 163.9 feet more or less, to the beginning corner."

Being the same premises conveyed to the mortgagor by Alma M. Fox by deed to be recorded.

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.