

USL—First Mortgage on Real Estate

NOV 17 11 09 AM 1951

MORTGAGE

OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, L. V. Duncan and Bessie B. Duncan

(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 Twenty-Three Hundred and No/100- - - - - DOLLARS (\$ 2300.00), 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 Bates Township, adjoining lands of B. P. and Ruther Peterson, and described as follows:

"BEGINNING on a stone; thence due West 2.65 chains to iron pin; thence S. 25 W. 8.24 chains to iron pin on branch; thence up branch, 2.65 chains to iron pin; thence N. 25 E. 7.50 chains to the beginning corner, and contains 2 acres, more or less. Being the same premises conveyed to Bessie B. Duncan by deed recorded in Volume 355 at Page 323."

"ALSO, all that other tract of land lying just East of the tract first described containing 2 3/4 and described as follows:

"BEGINNING on an iron pin on a settlement road, thence running S. 37 W. 8.50 chains to center of a branch, iron pin; thence down branch due west 2.37 chains to an iron pin in branch; thence N. 25 E. 7.50 chains to a stone O.M.; thence N. 26-1/2 E. 2.00 chains to a settlement road; thence with said road, S. 60 E. 4.00 chains to the beginning, and containing 2-3/4 acres. Being the same premises conveyed to L. V. Duncan by deed recorded in Volume 355 at Page 329."

17 Sept 52

Ruth J. Whitlock

Margaret Huffman
Jana R. Earle

17 Sept 52
Ollie Farnsworth
12:41 P. 20669

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.