

BOOK 532 PAGE 372

USL—First Mortgage on Real Estate

MORTGAGE

FILED
GREENVILLE COUNTY
JAN 14 10 25 AM 1922
CLERK OF COURTS
R.M.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, John C. Trammell.

(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 Seventy-Five Hundred and No/100- - - - - DOLLARS (\$ 7500.00), with interest thereon from date at the rate of Five & 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, in Paris Mountain Township, on the Southeastern side of White Horse Road, being shown as lot No. 1 on plat of the property of W. H. Huff, recorded in Plat Book V at Page 25, and also shown as tract No. 18 on Page B6 on County Block Book, and having the following metes and bounds, to-wit:

"BEGINNING at a stake on the Southeastern side of White Horse Road, at the Southwestern corner of W. H. Huff property, and at a joint corner with James B. Walker property; and running thence with line of Walker Property, S. 86 E. 1286 feet to pin in land of Julia Walker property; thence with line of said property, N. 27 E. 219 feet, more or less, to stake at corner of lot No. 2, owned by Earl C. Leetz; thence with line of said property, N. 86 W. 1261 feet to stake on White Horse Road; thence with Southeastern side of White Horse Road, S. 32 W. 219 feet to the point of beginning."

Being the same premises conveyed to the mortgagor by Cecil Karolyi by deed recorded in Volume 389 at Page 490.

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.