

USL—First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:
I, Herbert Syracuse

(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 Three Thousand and No/100- - - - - DOLLARS (\$ 3000.00), 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 Greenville Township, on the Southern side of Bishop Street, being known and designated as lots Nos. 59, 61, and 63 as shown on plat of property of H. B. Bates recorded in Plat Book F at Page 32, and described as follows:

"BEGINNING at an iron pin in the South side of Bishop Street, which pin is 250 feet Northeast of the intersection of Bishop Street and Center Street, and is the joint front corner of lots 57 and 59, and running thence with joint line of said lots, S. 48-30 W. 142.5 feet to an iron pin, rear corner of lot 58; thence with rear line of lots 58, 60 and 62, S. 55-40 E. 150 feet to iron pin in rear line of lot 66; thence with rear line of lots 66 and 67, N. 48-30 E. 142.5 feet to iron pin in Southern side of Bishop Street; thence with said Street, N. 55-40 W. 150 feet to the point of beginning."

Being the same premises conveyed to the mortgagor by W.W. Hellams by deed recorded in Volume 457 at Page 450.

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.