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U.S. - First Mortgage on Real Estate

MORTGAGE

CELIE FARNSWORTH
R. M. O.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Annie Lou Balentine Daniel

(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 Six Thousand and No/100- - - - -

DOLLARS (\$ 6000.00), 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, at the Southeast corner of Tallulah Drive and Augusta Road, in the City of Greenville, and described as follows:

"BEGINNING at a stake at the Southeast corner of Augusta Road and Tallulah Drive, and running thence with the Southern side of Tallulah Drive, N. 76-45 E. 251.3 feet to a stake, corner of property of Clarence B. Martin, Jr.; thence with line of said property, S. 13-15 E. 122.1 feet to a stake; thence N. 76-45 E. 61.8 feet to a stake; thence S. 13-15 E. 32.25 feet to a stake; thence N. 76-45 E. 92.6 feet to a stake; thence S. 25-37 E. 281 feet to a stake on Mount Vista Avenue; thence with the Northern side of Mount Vista Avenue, S. 64-40 W. 315 feet to a stake at corner of Byrd Boulevard; thence N. 87-49 W. 66.7 feet to a stake on Augusta Road; thence with the Eastern side of Augusta Road, N. 24-21 W. 488.3 feet to the beginning corner."

Being the same property conveyed to the said W. Lewis Balentine by deed recorded in Volume 179 at Page 300, and by him devised to the mortgagor herein, less however two tracts sold to Clarence B. Martin, Jr. recorded in Book of Deeds 428 at Page 116, and by deed recorded in Volume 433 at Page 528.

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.

RECORDED AND INDEXED BY REC'D
DATE 11-19-52
GREENVILLE COUNTY, S. C.