

FILED
COUNTY CLERK
AUG 7 12 51 PM 1953
MORTGAGE

STATE OF SOUTH CAROLINA, } ss:
COUNTY OF GREENVILLE

To ALL WHOM THESE PRESENTS MAY CONCERN:

I, John R. Hutchens of
Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto Fidelity Federal Savings and
Loan Association

organized and existing under the laws of the United States of America, a corporation
called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which
are incorporated herein by reference, in the principal sum of Eighty Six Hundred and No/100—
Dollars (\$ 8600.00), with interest from date at the rate of four and one-half per centum
(4½ %) per annum until paid, said principal and interest being payable at the office of
Fidelity Federal Savings & Loan Association in Greenville, South Carolina,
or at such other place as the holder of the note may designate in writing, in monthly installments of
Fifty Four and 44/100— Dollars (\$ 54.44),
commencing on the first day of September, 19 53, and on the first day of each month there-
after until the principal and interest are fully paid, except that the final payment of principal and interest,
if not sooner paid, shall be due and payable on the first day of August, 19 73.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better
securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three
Dollars (\$3) 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, the following-described real estate situated in the County of Greenville,
State of South Carolina: on the Northern side of Milton Drive near the City of Greenville,
being shown as lot 74 on plat of Sylvan Hills, made by Piedmont Engineering Service,
in June, 1948, and described as follows:

"BEGINNING at a stake on the Northern side of Milton Drive, 82 feet West from
Lake Terrace at the corner of lot 75, and running thence with the line of said lot,
N. 18-21 E. 125.7 feet to a stake at corner of lot 77; thence with the line of said
lot, N. 49-41 W. 90 feet to a stake at corner of lot 73; thence with the line of said
lot, S. 16-25 W. 149 feet to a stake on Milton Drive; thence with the Northern side
of Milton Drive, the chord of which is S. 64-03 E. 79 feet, to the beginning corner."

Being the same property conveyed to the mortgagor by deed from Homes, Inc.,
of even date, to be recorded herewith.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belong-
ing 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 equipment now or hereafter
attached to or used in connection with the real estate herein described.

To HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and
assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple
absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the