

JUN 3 3 47 PM 1957

First Mortgage on Real Estate

MORTGAGE ALICE FARNSWORTH R.M.E.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Lloyd W. Gilstrap,

(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 Eleven Thousand and no/100 - - - - -

DOLLARS (\$ 11,000.00), 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, containing 6.28 acres, more or less, near the Farr's Bridge Road on Saluda River, and being more particularly described according to a recent survey prepared by J. C. Hill, August, 1953, recorded in Plat Book "DD" at page 183 as follows:

"BEGINNING at an iron pin at the Northwest corner of said tract in line of property now or formerly of W. E. Hunt, which pin is on the water level line of Saluda River, and running thence with the line of said property, N. 82 E. 308.8 feet to an iron pin; thence S. 6-45 E. 643.3 feet to a point in the center of the branch; thence down the meanders of the branch in a Westerly direction 600 feet, more or less, to the point where the branch enters the Saluda River; thence along the water level line of the Saluda River in a Northerly direction 645 feet, more or less, to the point of beginning.

TOGETHER with an easement of right of way of ingress and egress not exceeding 25 feet in width over lands now or formerly of the said W. E. Hunt, as more fully set forth in the deed from the said W. E. Hunt to the mortgagor, recorded in Volume 484 at page 213.

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.