

First Mortgage on Real Estate

MORTGAGE

FILED GREENVILLE CO. S. C.

MAR 27 10 30 AM 1934

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

ELLIE FARNSWORTH
R. M. O.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I. Harry L. Hingson (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 Twelve Thousand and No/100 - - - - - DOLLARS (\$ 12,000.00), 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, in Greenville Township, near the City of Greenville, on the Southern side of Mountain View Avenue and having the following metes and bounds, to-wit:

"BEGINNING at a stake on Southern side of Mountain View Avenue, which stake is 335 feet from the corner of Robinson Street and Mountain View Avenue and running thence with Southern side of Mountain View Avenue in an Easterly direction 75 feet to an iron pin; thence in a Southerly direction 170 feet 6 inches to an iron pin on a 19-foot alley; thence with the Northern side of said Alley in a Westerly direction 75 feet to corner of Lot No. 4; thence with the dividing line of Lots Nos. 4 and 5 in a Northerly direction 170 feet 6 inches to the beginning corner; and being the Western portion of Lot No. 5 of the Buist Property as shown on plat recorded in Plat Book "F" at Page 204. Said premises being the same conveyed to the mortgagor by J. E. Lipscomb by deed recorded in Volume 283, at Page 35."

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.