

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JAMES H. ROLLINS & MORGAN E. BERRY (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

Eight Thousand Five Hundred and no/100 - - -
DOLLARS (\$ 8500.00), 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 Chick Springs Township being shown and designated as Lots Nos. 10, 11, and 12 of Addition to Pinehurst Sub-division as shown on plat made by W. N. Willis, C. E., dated September 10th, 1949, and having according to said plat as recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book "T", at Page 399, the following courses and distances, to-wit:

"BEGINNING at an iron pin on South side of Hazel Drive, front corner of Lot No. 10 and running thence S. 29-08 E. 241.5 feet to an iron pin, rear corner of Lot No. 10; thence along rear lines of Lots No. 10, 11 and 12, N. 64-33 E. 180 feet to an iron pin at rear corner of Lot No. 12; thence N. 29-35 W. 142.7 feet to an iron pin on South Side of Hazel Drive, front corner of Lot No. 12; thence along South Side of Hazel Drive, N. 86-50 W. 140 feet to an iron pin, joint front corner of Lots No. 10 and 11; thence continuing with Hazel Drive, N. 85-53 W. 90 feet to the point of beginning."

Being the same property conveyed to the mortgagor by deed recorded in Deed Book 506 at Page 326.

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.

For Release Part Lots 10 & 11 see Deed Book 550 Page 472 deed to J. A. Cannon, Jr.