

First Mortgage on Real Estate

OCT 29 5 04 PM 1954
MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE FARNSWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:
I, Claude A. Lanier

(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 Thirty-Five Hundred and No/100- - - -

DOLLARS (\$ 3500.00), with interest thereon from date at the rate of Six (6) 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, being a portion of lots 24, 25 and 26 as shown on plat of Estate of J. Riley Yown, recorded in the Public Office of the County of Greenville, South Carolina, Pages 258 and 259, and being more particularly described according to a plat of survey prepared by John C. Smith, May 12, 1950, as follows:

"BEGINNING at an iron pin on the Western side of Julien Avenue, corner of lot 1, S. 52-30 W. 305 feet to a point on the Eastern side of Julien Avenue, corner of lot 2, S. 52-30 W. 305 feet to a point on the Eastern side of Julien Avenue, corner of lot 3, S. 52-30 W. 305 feet to an iron pin at rear corner of lot 3; thence with line of lot 3, S. 52-30 W. 196 feet to an iron pin on the Western side of Julien Avenue; thence with line of lot 3, S. 52-30 W. 115 feet to the point of beginning."

Being the same premises conveyed to the mortgagor by Paul W. Smith, and to be recorded.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same, to have and to enjoy in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had thereon, 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.

PAID AND SATISFIED IN FULL
THIS 24 DAY OF Feb 1960
FIDELITY FEDERAL SAVINGS & LOAN ASSOC.

BY Elizabeth Nicoll
Secretary-Treas.

WITNESSES:
Miriam Petty
Emmie R. Taylor

REGISTERED AND CANCELLED BY RECORDS
1 DAY OF Mar 1960
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
9:08 AM * 24276