

First Mortgage on Real Estate

MORTGAGE NOV 11 10 27 AM 1954

LOLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Marcus J. Holcombe

(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 Thirteen Thousand Five Hundred and No/100- - -

DOLLARS (\$ 13,500.00), 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, within the corporate limits of the City of Greenville, being known and designated as lot No. 92, of a subdivision known as Stone Lake Heights, Section 2, as shown on plat thereof prepared by Piedmont Engineering Service, July 15, 1953, recorded in Plat Book W at Page 87 and described as follows:

"BEGINNING at an iron pin on the Northwestern edge of Lake Forest Drive, joint front corners of lots 92 and 93, and running thence along the joint line of said lots, N. 50-41 W. 200 feet to an iron pin, joint corner of lots 93, 92 and 91; thence along the joint line of lots 91 and 92, N. 70-19 E. 174.8 feet to an iron pin on the Southwestern edge of Merimac Court; thence along the Southwestern edge of Merimac Court, S. 50-41 E. 85 feet to an iron pin; thence following the curvature of Merimac Court as it converges with Lake Forest Drive, the chord of which is S. 5-41 E. 35.4 feet to an iron pin on the Northwestern side of Lake Forest Drive; thence along the Northwestern edge of Lake Forest Drive, S. 39-19 W. 125 feet to the beginning corner."

Being the same premises conveyed to the mortgagor by Agnes S. Dawsey.

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.