

First Mortgage on Real Estate

MAR 15 4 30 PM 1955

MORTGAGE

OLLIE FARNSWORTH R.M.C.

STATE OF SOUTH CAROLINA } COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Cely Bros. Lumber Company, (hereinafter referred to as Mortgagor) SEND(S) GREETING: a Corp.

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 Seventy-five Hundred and No/100 - - - - -

DOLLARS (\$ 7500.00), 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, situate at the northeastern corner of the intersection of North Garden Circle and Germane Drive and being shown and designated as Lot No. 10 on plat of the property of North Garden Circle recorded in Plat Book "EE" at Page 63, and having according to said plat the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the eastern side of North Garden Circle, joint front corner of Lots 10 and 11, and running thence with the line of Lot No. 11 N. 78-51 E. 200 feet to an iron pin; thence N. 11-09 W. 84 feet to iron pin on the southern side of Germane Drive; thence with the southern side of said drive S. 76-13 W. 202.2 feet to pin; thence with the curve of the intersection of Germane Drive and North Garden Circle, the chord of which is S. 32-32 W. 28 feet to pin on North Garden Circle; thence continuing with the eastern side of North Garden Circle S. 11-09 E. 55 feet to the point of beginning."

This mortgage is executed pursuant to the by-laws of the corporation which authorizes any officer of the corporation to sign in behalf of the company.

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.

4 Aug 55 Elizabeth Risolf Lottie W. Galphin Amy Mathis

5 Aug 55 Ollie Farnsworth A 19951 8:15