

MORTGAGE

III. 23

STATE OF SOUTH CAROLINA, } ss:
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

J. H. Queen of Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto Fidelity Federal Savings & Loan Association

, a corporation organized and existing under the laws of United States of America, hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Seventy-three Hundred and No/100 - Dollars (\$ 7300.00), with interest from date at the rate of four & one-half per centum (4 1/2 %) per annum until paid, said principal and interest being payable at the office of Fidelity Federal Savings & Loan Association in Greenville, South Carolina, or at such other place as the holder of the note may designate in writing, in monthly installments of Forty-six and 21/100 - - - Dollars (\$ 46.21), commencing on the first day of August, 1955, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of July, 19 75.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, the following-described real estate situated in the County of Greenville, State of South Carolina:

All that certain piece, parcel or lot of land in the State of South Carolina, County of Greenville, Greenville Township, on the eastern side of Welcome Street being shown as Lot 22 on plat of Welcome View recorded in Plat Book "U" at Page 155, and having according to said plat and according to a more recent survey made by J. C. Hill, dated July 19, 1955, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Welcome Street at the joint front corner of Lots 21 and 22, which pin is 255 feet northwest from the intersection of Welcome Street and a new street, and running thence with the line of Lot 21 N. 56-50 E. 254.5 feet to an iron pin in line of land formerly belonging to H. K. Townes; thence with the line of Townes property S. 15-10 E. 88.1 feet to an iron pin at rear corner of Lot 23; thence with the line of Lot 23 S. 56-50 W. 241.5 feet to pin on Welcome Street; thence with the eastern side of Welcome Street N. 23-27 W. 85 feet to the point of beginning.

Said premises being the same conveyed to the mortgagor by John K. Temple by deed to be recorded.

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 equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the

Sept 75