

GREENVILLE CO. S. C.

First Mortgage on Real Estate

MORTGAGE 26 AM 1955

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

OLLIE FARNSWORTH  
R.M.C.

TO ALL WHOM THESE PRESENTS MAY CONCERN;

We, Arthur B. Childress and Etta H. Childress

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

DOLLARS (\$2500.00), 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 known and designated as lot # 163, of Section 1 of subdivision of the Village Houses of F. W. Poe Manufacturing Co. recorded in Flat Book Y at Pages 28 and 29, and having according to said plat the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the Southwest side of 5th Avenue, joint front corner of lots # 162, and 163, and running thence with line of lot 162, S. 49-00 W. 70 feet to an iron pin, joint rear corner of lots 163 and 137; thence with line of lot 137; N. 41-10 W. 84 feet to iron pin on B Street; thence with said B Street, N. 49-00 E. 70 feet to iron pin at the intersection of B Street and 5th Avenue; thence with said 5th Avenue, S. 41-10 E. 84 feet to the beginning corner."

Being the same property conveyed to the mortgagors by deed recorded in Book of Deeds 420 at Page 147.

The above lot is also known as # 16 Fifth Avenue.

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.