

MORTGAGE

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE } ss:

To ALL WHOM THESE PRESENTS MAY CONCERN:

M. T. Smith, Jr., 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 Eleven Thousand One Hundred and Sixty Dollars (\$ 11,100.00), with interest from date at the rate of four and one-half per centum (4½ %) 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 Sixty-one and 72/100 - - - - Dollars (\$ 61.72), commencing on the first day of October, 19 55, 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 September, 19 60.

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, City of Greenville, being known and designated as Lot No. 10 of Block A on plat of Melville Land Company recorded in Plat Book "A" at Page 99, and having according to a more recent survey by R. W. Dalton, Engineer, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Sumner Street which pin is 471.4 feet from the intersection of Arlington Avenue and Sumner Street at the joint front corner of Lots 9 and 10 of Block "A" and running thence with the line of Lot No. 9 S. 74-01 E. 192.1 feet to an iron pin on Fincher Street (formerly a 20 feet alley) and running thence with said street S. 16-54 W. 51.17 feet to an iron pin joint rear corner of Lots 10 and 11 of Block "A"; thence with Lot No. 11 E. 74-23 W. 191.6 feet to an iron pin on Sumner Street; thence with said street W. 16-20 E. 52.4 feet to the beginning corner.

Being the same premises conveyed to the mortgagor by deed of Wallace H. Cely to be recorded herewith.

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

RECORDED IN PLAT BOOK "A" AT PAGE 99

REC'D AND INDEXED
FIDELITY FEDERAL SAVINGS & LOAN ASSOCIATION
GREENVILLE, S.C.
SEP 8 1955