

First Mortgage on Real Estate

MAR 23 2 55 PM 1936

MORTGAGE

OLLIE FARNSWORTH
R.M.O.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, T. L. Roper and Bertha T. Roper,
(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 **Seventeen Hundred and No/100 - - -**

DOLLARS (\$ 1700.00), 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,

in Greenville Township, about four miles west of the City of Greenville, near old Easley Bridge Road, and known and designated as the major portion of lot # 10, of a subdivision known as Avice-Dale, recorded in Plat Book B at Page 53, and described as follows:

BEGINNING at an iron pin on the South side of Avice Dale Drive, joint front corner of lots # 10 and 11, and running thence with joint line of said lots, S. 55-20 E. 635.2 feet to an iron pin; thence S. 32-0 W. 414 feet to an iron pin; thence S. 30-35 W. 14.7 feet to an iron pin at corner of lots 9 and 10; thence with line of lot 9, N. 58-40 W. 413.6 feet to new iron pin at rear corner of Rothel property; thence with rear line of Rothel property, N. 35-31 E. 196 feet to an iron pin; thence N. 47-44 W. 214 feet to an iron pin on the South side of Avice Dale Drive; thence with said Drive, N. 32-23 E. 20 feet to iron pin; thence continuing with said Drive, N. 25-58 E. 200.8 feet to an iron pin; thence continuing with said Drive, N. 22-21 E. 8.8 feet to the beginning corner, containing 5.3 acres, more or less."

Being the same premises conveyed to the mortgagors by deed recorded in Book of Deeds 507 at Page 333.

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.