

First Mortgage on Real Estate

FILED
GREENVILLE CO. S. C.

MORTGAGE

SEP 7 12 03 PM 1956

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, Kermit A. Vaughan

(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 **Thirty-Six Hundred and No/100- - - - -**

DOLLARS (\$ 3600.00), 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, on the Northeast side of the Woodruff Road, being the front portion of tract # 3, as shown on the plat of the property of John L. and Annie L. Green Estates, made by W. J. Riddle, in January 1943, and having according to a recent survey made by W. P. Morrow, 12.80 acres and is described as follows:

"BEGINNING at an iron pin in the center of the Woodruff Road, at the joint front corner of original tracts 2 and 3, and running thence with the Woodruff Road, S. 60-15 E. 147 feet to bend; thence continuing with said road, S. 54 E. 100 feet to bend; thence S. 46-45 E. 408 feet to iron pin in point of intersection of the Woodruff Road with road leading out to W. W. Green's home; thence with said road, N. 64-30 W. 505 feet to bend in road; thence continuing with said road, N. 41 E. 50 feet to bend; thence N. 22 E. 202 feet to bend; thence N. 14-45 E. 303 feet to bend; thence continuing with said road, N. 23 E. 303 feet to point in said road on line of original tract 2; thence with the line of tract 2 as shown on original tract, S. 64-45 W. 1400 feet to the point of beginning."

Being the same premises conveyed to the mortgagor by Everett Green by deed recorded in Volume 440 at Page 52.

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.