

First Mortgage on Real Estate

MORTGAGE

FILED
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

SEP 28 1 40 PM 1936

TO ALL WHOM THESE PRESENTS MAY CONCERN:

ELLIE FARRINGTON
S. C.

JAMES E. BURGER

(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

Sixty-five Hundred and No/100 -----
DOLLARS (\$ 6500.00), 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 northeastern corner of Florida Avenue and Texas Avenue near the City of Greenville, being shown as Lot No. 191 of Section 2 on a plat of Oak-Crest recorded in Plat Book GG at Page 131, and described as follows:

"BEGINNING at a stake at the northeastern corner of Florida Avenue and Texas Avenue and running thence with the northern side of Florida Avenue N. 67-54 E. 140 feet to a stake at the corner of Lot 190; thence with the line of said lot N. 16-28 W. 65 feet to a stake at the corner of Lot 192; thence with the line of said lot S. 70-26 W. 161.7 feet to a stake on Texas Avenue; thence with the eastern side of Texas Avenue in a southerly direction 47.1 feet to a stake at the corner of Florida Avenue; thence with the curve of the intersection with Florida Avenue, the chord of which is S. 64-02 E. 32.7 feet, to the beginning corner."

Being the same property conveyed to the mortgagor by deed recorded in Deed Book 561 at Page 79.

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.

16 Feb 57
Handwritten notes and signatures at the bottom of the page.