

First Mortgage on Real Estate

MORTGAGE

FILED
GREENVILLE CO. S. C.

APR 4 11 22 AM 1957

OLLIE FANWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Charlie M. Schell

(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

THREE THOUSAND AND NO/100

DOLLARS (\$ 3,000.00 - -), 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 the City of Greenville, Greenville Township, Greenville County, on the Southwestern corner of Arlington Avenue and Leach Street, as shown on plat of same prepared by J. N. Southern, recorded in the Office of R.M.C. for Greenville County in Plat Book "A" at page 231, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at the corner of Lot No. 4 at the intersection of Leach Street and Arlington Avenue (formerly Garlington Avenue), and running thence along Arlington Avenue, S. 72 E. 50 feet to a point in the front line of Lot No. 4; thence S. 18 W. 100 feet to a point in line of Lot No. 4; thence N. 72 W. 50 feet to Leach Street; thence with Leach Street, N. 18 E. 100 feet to the beginning corner.

Being the same property conveyed to mortgagor by deed from Ansel Arnold recorded in Volume 264 at page 136.

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.