

FILED
GREENVILLE CO. S. C.

MAY 4 10 43 AM 1957

MORTGAGE

OLLIE FARMSWORTH
R. M. C.

First Mortgage on Real Estate

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, **Janie V. Smith,**
(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 **Six Thousand and No/100 - - -**

DOLLARS (\$ 6,000.00), with interest thereon from date at the rate of **six** 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~~ ^{those} certain piece^s, parcel^s/or lot^s/of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, lying on the Northwest side of Dakota Avenue, in the City of Greenville, being shown and designated as lots # 11 and 12 of Block A, on plat of Fair Heights, prepared by R. E. Dalton dated October 1924, recorded in Plat Book F at Page 257, and according to said plat being more particularly described as follows:

"BEGINNING at an iron pin on the Northwest side of Dakota Avenue, at the joint front corner of lots # 12 and 13, which pin is S. 31-20 W. 207.6 feet from the intersection of Dakota Avenue with Laurens Road, and running thence with the line of said lots, N. 58-40 W. 150 feet to an iron pin; thence with the rear lines of lots # 9, 10, 11 and 12, S. 31-20 W. 100 feet to an iron pin on the Northeast side of Decatur Street; thence with the Northeast side of said Street, S. 58-40 E. 150 feet to an iron pin at the intersection of said Street with Dakota Avenue; thence with the Northwest side of Dakota Avenue, N. 31-20 E. 100 feet to the beginning corner."

Being the same premises conveyed to the mortgagor by Alvin W. Henderson etal by deed to be recorded.

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.