

First Mortgage on Real Estate

FILED
GREENVILLE CO. S. C.

BOOK 712 PAGE 499

MORTGAGE

MAY 9 8 57 AM 1957

OLLIE WORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

MARSHALL A. MULLINAX AND
BILLIE ANN H. MULLINAX

(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

Four Thousand and No/100 -----
DOLLARS (\$ 4000.00), 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 Bates Township, lying on the southwest side of the Farm View Road and containing approximately .6 acre more or less according to a plat of Marshall A. Mullinax and Billie Ann H. Mullinax by Terry T. Dill and having according to said plat the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the southwestern side of the Farm View Road at the intersection of Farm View Road and a new county road and running thence with Farm View Road N. 40-23 W. 100 feet to an iron pin; thence along the line of property of K. H. Johnson S. 35-15 W. 243.2 feet to an iron pin corner of property now or formerly of P. M. Johnson; thence with the line of property of P. M. Johnson S. 20-15 E. 100 feet to an iron pin on the new county road; thence with said new county road N. 38-12 E. 283.5 feet to the beginning corner."

This property is subject to right of way of Greenville City Water Works, but said house is located some distance from this right-of-way.

Being the same property conveyed to the mortgagors by deed recorded in Deed Book 576 at Page 113.

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.

[Handwritten signatures and notes at the bottom of the page, including the name "Billie Ann Mullinax" and various scribbles.]