

First Mortgage on Real Estate

JUN 26 8 36 AM 1957

MORTGAGE

OLLIE FARRINGWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Melville C. Kilgore and Kathleen G. Kilgore

(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 **Fifty-One Hundred and No/100- - - - -**

DOLLARS (\$ 5100.00), with interest thereon from date at the rate of **Five & One-Half** 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 Greenville Township, in the City of Greenville, on the Northern side of Garraux Street (formerly known as Swiss Avenue), as shown on plat of property made by R. E. Dalton, Engineer, December 1921, which plat is recorded in the office of R.M.C. for Greenville County in Flat Book F at Page 51 (see also revised plat recorded in Flat Book H at Page 88) and more particularly described according to said plat as follows:

"BEGINNING at an iron pin on Garraux Street, at the corner of a tract of land now or formerly belonging to Charles Garraux and lot # 1, and running thence N. 12-35 E. 150 feet to an iron pin at the joint corner of the Garraux tract and a 10 foot alley and the rear corner of lot # 1; thence along the Southern side of said alley, S. 66-02 E. 52.5 feet to an iron pin, rear corner of lots # 1 and 2; thence with the joint lines of lots # 1 and 2, S. 12-35 W. 150 feet to an iron pin, joint front corner of lots # 1 and 2 on Garraux Street; thence N. 66-02 W. 52.5 feet along Garraux Street, the point of beginning."

Being the same property conveyed to the mortgagors herein by J. T. Solomons, Jr. Administrator c.t.a.d.b.n. of the Estate of H. P. McGee, deceased, by deed dated January 24, 1946, recorded in Volume 286 at Page 21.

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.