

First Mortgage on Real Estate

MORTGAGE

FILED
GREENVILLE CO. S. C.
MAY 9 8 44 AM 1957
OLLIE FARMGORTH
R. M. C.

721 323

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

R. G. Moreland

(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
----- TWENTY ONE HUNDRED AND NO/100-----

DOLLARS (\$ 2100.00-----), 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 East side of 8th Avenue in Judson Mills Village No. 2, being known and designated as Lot No. 2 of Block H as shown on Plat of Judson Mills Village No. 2, made by Dalton & Neves, Eng.s, in March 1939, which plat is recorded in Plat Book K at pages 1 and 2, and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pipe on the East side of 8th Avenue, joint corner of lots Nos. 1 and 2, which iron pipe is 99.5 feet South of the Southeast corner of the intersection of 8th Avenue and 22nd Street, and running thence with the line of Lot No. 1, N. 81-09 E. 135.6 feet to iron pipe in line of Lot No. 19, joint rear corner of Lots Nos. 1 and 2; thence with the line of Lot No. 19, S. 3-09 W. 55.8 feet to an iron pipe, joint rear corner of lots Nos. 2 and 3; thence with the line of Lot No. 3, S. 83-51 W. 123.9 feet to iron pipe on the East side of 8th Avenue; thence with 8th Avenue, N. 8-51 W. 50 feet to the beginning corner.

Being the same property conveyed to mortgagor by Judson Mills by deed dated May 1, 1939, recorded in Book of Deeds 211 at page 67.

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.

For agreement for re-advance & extension see R. G. Moreland 868 Page 117