

DEC 16 4 15 PM 1957

OLLIE B. BENTON
R.M.C.

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Hazel H. Artress

(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 THOUSAND AND NO/100---

DOLLARS (\$ 20,000.00-----), with interest thereon from date at the rate of five and one-half (5½%) 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 Butler Township, being shown on the County Block Book as a portion of Lot 9, Block 3, Sheet WO-4, and being more particularly described according to a recent survey by C. C. Jones, October 22, 1951, as follows:

BEGINNING at a point in the center of a County Road, leading north from the Old Spartanburg Road, at the corner of a tract recently conveyed by H. A. Orr to Boyd and running thence with Boyd's line, S. 81-49 W. 704 feet to an iron pin; thence N. 0-06 E. 1110.5 feet to an iron pin; thence N. 81-45 E. 296 feet to an iron pin in corner of tract this day conveyed by Val K. Artress to Gilbert; thence along Gilbert's line, S. 2-52 E. 1067.4 feet to a point on the edge of a private access road; thence along said road, N. 81-49 E. 352 feet to a point in the center of the road leading to the Spartanburg Road; thence with center of said road, S. 5-44 E. 40 feet to the point of beginning.

Being the same premises conveyed to the mortgagor by Val K. Artress by deed recorded in Deed Book 445 at page 147.

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.