

GREENVILLE CO. S. C.

DEC 16 4 15 PM 1957

BOOK 733 PAGE 25

First Mortgage on Real Estate

MORTGAGE

OLLIE F. WORTH
R. M. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

W. A. BOGGS AND BARBARA GARRETT hereinafter referred to as Mortgagor) SEND(S) GREETING:
BOGGS

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 **Sixty-seven Hundred and No/100** -----
DOLLARS (\$ 6700.00), 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, being known and designated as Lot No. 188, as shown on a plat of Augusta Acres, recorded in the R. M. C. Office for Greenville County in Plat Book S. at Page 201, and being more particularly described as follows:

BEGINNING at an iron pin on the northern side of Henderson Avenue joint front corner of Lots 187 and 188, and running thence with the joint line of said lots N. 8-16 W. 200 feet to an iron pin, rear corner of Lot 160; thence with line of said lot S. 81-44 W. 100 feet to an iron pin in the east side of Patton Drive; thence with said drive S. 8-16 E. 175 feet to an iron pin; thence with the curve of the intersection of Patton Drive and Henderson Avenue, the chord of which is S. 36-44 E. 35.4 feet to an iron pin; thence with Henderson Avenue N. 81-44 E. 75 feet to the point of beginning.

Being the same premises conveyed to the mortgagors by deed recorded in Deed Book 537 at Page 549.

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.