

JAN 10 4 25 PM 1958

First Mortgage on Real Estate

MORTGAGE ELLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

I, James Crawford Martin,

(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 Five Thousand Five Hundred and No/100 - - -

DOLLARS (\$ 5,500.00), with interest thereon from date at the rate of five and 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 the City of Greenville, on the Northwest side of Elder Street (formerly Watson Street), being known and designated as Lot No. 33 of Carver Park on Plat recorded in the R.M.C. Office for Greenville County in Plat Book AA, at page 187, and having the following metes and bounds:

BEGINNING at an iron pin on the Northwest side of Elder Street, corner of Lots Nos. 32 and 33; thence with line of Lot No. 32, N. 47-00 W. 122.7 feet to an iron pin; thence S. 43-00 W. 60 feet to an iron pin; thence with line of Lot No. 34, S. 47-00 E. 122.7 feet to Elder Street; thence with said Street, N. 43-00 E. 60 feet to the beginning.

The above described property being the same conveyed to the Mortgagor by Deed recorded in the R.M.C. Office for Greenville County in Deed Book 585, at page 525.

ALSO: All that certain piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 5 as shown on Plat of property of Janie W. Goldsmith recorded in the R.M.C. Office for Greenville County in Plat Book F, at page 83, and having the following metes and bounds:

BEGINNING at a stake on the East side of Hudson Street, front corner of Lots Nos. 4 and 5; thence with the line of said lots, S. 59-30 E. 120 feet to a stake; thence with the rear line of Lot No. 12, N. 30-30 E. 40 feet to a stake; thence with the line of Lot No. 6, N. 59-30 W. 120 feet to Hudson Street; thence with said Street, S. 30-30 W. 40 feet to the beginning.

The above is one of the lots devised to me by my Father, Clarence B. Martin, as will be shown by reference to Apartment 636, File 12, Probate Judge's Office for Greenville County, and is one of the lots conveyed to him by Deed recorded in the R.M.C. Office for Greenville County in Deed Book 96, at page 329.

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.