

First Mortgage on Real Estate

MORTGAGE FEB 27, 1 37 PM 1958

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE J. WORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

James H. Hunt and Vera G. Hunt (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 AND NO/100-----
DOLLARS (\$ 5,000.00-----), 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, on the Southeast side of Batson Road, near the City of Greenville, being shown as Lot No. 1 on a plat of Mayfair Park prepared by J. Mac Richardson, dated September 10, 1954, and recorded in Plat Book FF at page 265, according to said plat, being more particularly described as follows:

BEGINNING at an iron pin on the Southeast side of Batson Road, shown on plat above referred to as a County Road, at the front corner of Lot No. 2, running thence with the line of said Lot, S. 43-27 E. 284.6 feet to an iron pin at the rear corner of Lot No. 4; thence with the rear line of Lots 4 and 5, S. 43-33 E. 261 feet to an iron pin at the rear corner of Lot 8; thence with the rear line of Lot No. 8 and Lot No. 9, S. 46-27 W. 177.6 feet to an iron pin in the line of tract 17 of the Farr Estate; thence with the line of said tract and of tract No. 25 of said Estate, N. 50-15 W. 665 feet to a concrete monument on the Southeast side of Batson Road; thence with the Southeast side of said road, N. 71-08 E. 284 feet to the beginning corner.

Being the same property conveyed to Mortgagors by deed of Frank Day of even date, to be recorded herewith.

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 See R. Adams & Associates 1011 Park St. Greenville S.C.