

First Mortgage on Real Estate

MORTGAGE

FILED
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

APR 16 11 56 AM 1958

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Benita Jeanne Alaman Critsis

OLLIE FARNSWORTH

(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 **Eighty-Five Hundred and no/100**

DOLLARS (\$8500.00), with interest thereon from date at the rate of **Five & 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 **Chick Springs Township, being more particularly described as follows:**

BEGINNING at an iron pin in the State Park Road, at the corner of property formerly owned by H.P. McGee and running thence with the State Park Road, the following courses and distances: N. 21-15 E. 180 feet to bend; N. 27-45 E. 119.7 feet to an iron pin, corner of property sold to Dempsey; thence with the line of the Dempsey property the following courses and distances: S. 49-30 E. 368.5 feet to iron pin; N. 48-30 E. 300 feet to iron pin; N. 55-30 E. 70 feet to iron pin, N. 42-10 E. 82.5 feet to iron pin; thence S. 33 W. 220 feet to stone; thence S. 2-49 W. 936 feet to iron pin; thence N. 64-40 W. 452 feet to rock; thence N. 28-20 E. 107 feet to rock; thence N. 27-42 W. 508 feet to the beginning corner. Containing 8.38 acres and being the identical property conveyed to the mortgagor by Roland A. Critsis by deed recorded in Book 587 at Page 140.

ALSO, all the mortgagor's right, title, interest and easement to go upon the adjoining property for the purpose of constructing and maintaining a water line. Being the same rights conveyed to Roland A. Critsis by deed recorded in Volume 477 at Page 408.

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.