

First Mortgage on Real Estate

BOOK 757 PAGE 357

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

GREENVILLE, S. C.
AUG 29 4 14 PM 1960
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TO ALL WHOM THESE PRESENTS MAY CONCERN:

W. A. EDENS AND MONETA S. EDENS, (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 **Fifty-seven Hundred and No/100** ----- DOLLARS (\$ 5700.00), with interest thereon from date at the rate of **five & three-fourth** per centum per annum, said principal and interest to be repaid as therein stated, and (5 3/4%)

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, **Greenville Township, between North Franklin Road, and Darlington Avenue, in the Sans Souci Section of Greenville County, about three miles north of the City of Greenville, said lot having the following metes and bounds, to-wit:**

BEGINNING at an iron pin on the southern edge of a five (5) foot sidewalk running along Berkley Avenue, said pin being the joint front corner of Lots Nos. 22 and 23; and running thence with the southern side of said sidewalk S. 80-52 E. 60 feet to an iron pin, joint front corner of Lots 21 and 22; thence with the western line of Lot No. 21 S. 9-08 W. 133.4 feet to an iron pin, joint rear corner of Lots 21 and 22; thence with the rear line of Lot 26 N. 80-03 W. 60 feet to an iron pin, joint rear corner of Lots 22 and 23; thence along the eastern line of Lot No. 23 N. 9-08 E. 132.5 feet to an iron pin, the beginning corner, said lot being known and designated as Lot No. 22 on plat of the property of Ethel Y. Perry, recorded in the R. M. C. Office for Greenville County in Plat Book R at Page 127.

Being the same property conveyed to the mortgagors by deed recorded in Deed Book 419, Page 318.

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 SATISFACTION TO THIS MORTGAGE DEED
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PAID AND CANCELLED BY BOOK NO. 20 DAY OF Feb 1960
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