

First Mortgage on Real Estate

FILED  
GREENVILLE CO. S. C.

MORTGAGE

MAR 14 8 30 AM 1959

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

OLLIE F. WORTH  
RECORDED

TO ALL WHOM THESE PRESENTS MAY CONCERN:

J. Louis Coward Construction Company (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 -----NINE THOUSAND AND NO/100-----

DOLLARS (\$ 9,000.00-----), 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, near the City of Greenville, known and designated as Lot 23, at an intersection, said intersection being known as Forestwood Drive and Thornwood Drive, a part of THORNWOOD ACRES, property of Williams Land Co., Inc., according to a plat by C. C. Jones, Engineer, dated November, 1958, plat of which is recorded in the R. M. C. Office for Greenville County, in Plat Book MM at page 59, said lot having the following metes and bounds:

BEGINNING at an iron pin at the joint front corner of Lots #23 and #24, running thence along the line of these lots, N. 74-55 E. 100 feet; running thence S. 23-35 E. 134.6 feet to an iron pin on the northwestern side of Forestwood Drive; thence along the Northwestern side of Forestwood Drive, S. 71-15 W. 33.4 feet to an iron pin; thence S. 74-55 W. 61.6 feet to an iron pin at an intersection, which intersection is curved, the chord of which is N. 60-05 W. 35.4 feet to an iron pin on the Western side of Thornwood Drive; thence along the western side of Thornwood Drive, N. 15-05 W. 110 feet to an iron pin, point of beginning.

Being the same property conveyed to Mortgagor by deed of Williams Land Company, Inc. dated March 10, 1959, 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.

*Aug. 27*  
*Ollie F. Worth*

*4:56*

*A.*

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*11 August 57*

*M. J. Whitmore J.P.*

*Etal M. Smith*  
*Ruby M. Smith*