

GREENVILLE CO. S. C.

BOOK 799 PAGE 92

AUG 6 2 37 PM 1959

First Mortgage on Real Estate

OLDFATHER NORTH MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

A.J. Keown as Trustee for
William Fred Keown and
Robert Harvey Keown (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 SIX THOUSAND AND NO/100-----

DOLLARS (\$6,000.00-----), 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, situate on the Eastern side of South Leach Street in the City of Greenville, being shown as Lot 2, Block 4, Page 78, City Block Book and being more particularly described as follows:

BEGINNING AT A corner wall on the Eastern side of Leach Street at the corner of property formerly owned by Kerr Wilson and running thence with the line of said lot, S. 69-30 E. 80 feet to a stake; thence N. 19-50 E. 85 feet to pin at corner of property now or formerly owned by Bessie R. McMahan; thence with the line of said property N. 69-30 W. 80 feet to pin on South Leach Street; thence with the Eastern side of South Leach Street, S. 19-50 W. 85 feet to the point of beginning.

Being the same property conveyed to Mortgagor by deed recorded in Deed Book 425 at page 371.

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.

11:15 H. 1204