

BOOK 827 PAGE 204

FILED GREENVILLE CO. S. C.

JUN 13 11 04 AM 1960

First Mortgage on Real Estate

MORTGAGE OLLIE FARMWORTH R.M.C.

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Robert Goodrich Sargent

(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 and one-fourth 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 the City of Greenville, at the Northwest corner of the intersection of Whitsett Street and Pettigru Street, being shown as Lot 18, Block 2, Page 47 of the City Block Book, and having, according to a Plat made by Dalton & Neves November 17, 1925, the following metes and bounds:

BEGINNING at a stone on the Northwest corner of Whitsett Street and Pettigru Street, and running thence with Whitsett Street, S. 76-45 W. 43 feet to a stone; thence N. 15 W. 126 feet 1 inch to pin on 10-foot alley; thence with the Southern side of said 10-foot alley, N. 76-45 E. 117 feet 1 inch to pin on Pettigru Street; thence with Pettigru Street, S. 15-45 W. 147.5 feet to the point of beginning.

Said premises being the same conveyed to Sadie Underwood Sargent by Deed recorded in Deed Book 147, at page 369, R.M.C. Office for Greenville County, and inherited by the Mortgagor as the only heir at law of Sadie Underwood Sargent, as will appear by reference to Apartment 727, File 13, in the Office of the Probate Court for Greenville County.

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.

PAID AND CASHED IN FULL 6 DAY OF Feb 1962 FIDELITY FEDERAL SAVINGS & LOAN ASSO. BY Elizabeth Nicoll Treas.

WITNESS: Emily J. Pace Vivian Jolley

RECORDED AND INDEXED 7 DAY OF Feb 1962 OLLIE FARMWORTH R.M.C. FOR GREENVILLE COUNTY, S.C. 47-12-27 BLOCK 2, No. 19425