

MORTGAGE

JUL 19 4 07 PM 1963

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE F. WORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Eugene Bessellieu and Grace Bessellieu

(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 **TEN THOUSAND FIVE HUNDRED AND NO/100THS** - - - - -

DOLLARS (\$ 10,500.00), with interest thereon from date at the rate of **six (6%)** per centum per annum, said principal and interest to be repaid in monthly instalments of **EIGHTY EIGHT AND NO/100THS** - - - - - Dollars (\$ **88.00**) each on the first day of each month hereafter until the principal and interest are fully paid, each payment to be applied first to payment of interest and then to payment of principal, 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, including advances made by the Mortgagee on other or no security:

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, containing 3.85 acres, excluding a road, lying on the southern side of Old Georgia Road (sometimes known as Barker Road), shown on a plat entitled property of Eugene and Grace Bessellieu dated March 5, 1962, prepared by C. O. Riddle, R.L.S., and being more particularly described according to said survey as follows:

BEGINNING at an iron pin on the southern side of the Old Georgia Road, or Barker Road, at the joint front corner of property of Robert Robinson and the northeast corner of the Bessellieu property and running thence N. 26-19 W. 26.1 feet to the center of Old Georgia Road; thence along the center of Old Georgia Road S. 89-44 W. 100 feet; thence S. 81-51 W. 100 feet to a point; thence S. 78-39 W. 141.5 feet to a point; thence S. 25-32 E. to an iron pin at the joint rear of the Bessellieu property and property now or formerly owned by Ora Redmond, et al; thence along the Redmond property S. 25-32 E. 186.65 feet to an iron pin; thence continuing along the Redmond property line S. 35-54 E. 434 feet to an iron pin; thence N. 66-47 E. 268.8 feet to a branch; thence with the branch N. 46-40 W. 47.1 feet; thence N. 26-19 W. 461.2 feet to the point of beginning.

This being the same property conveyed to the Mortgagors by deed recorded in Deed Book 711 at Page 507.

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.