

First Mortgage on Real Estate

MAR 6 4 23 PM 1964

MORTGAGE

OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: J. O. LEWIS, JR.

(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 ----- Twenty-Two Thousand and No/100 -----

DOLLARS (\$ 22,000.00), with interest thereon from date at the rate of five & one-half per centum per annum, said principal and interest to be repaid in monthly instalments of Two Hundred Fifty & No/100 Dollars (\$ 250.00) 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, on the western side of Aberdeen Avenue, in the City of Greenville, and being shown and designated as all of Lot 17, except a five foot strip, and also a 10 foot strip taken from the southern part of Lot 16, as shown on plat of property of W. K. Livingston, Trustee, recorded in Plat Book F at Page 200, and having according to a more recent survey made in May 1954, the following metes and bounds, to wit:

"BEGINNING at an iron pin on the western side of Aberdeen Avenue, which pin is 340.4 feet in a southwesterly direction from Augusta Street, and running thence along the western side of Aberdeen Avenue, S. 23-36 W. 70 feet to pin in center of joint driveway; thence with the center of said driveway, N. 66-24 W. 150.8 feet to iron pin; thence N. 25-08 E. 70.05 feet to iron pin; thence S. 66-24 E. 149 feet to the point of beginning."

Said premises being the same conveyed to the mortgagor by deed recorded in Deed Book 373 at Page 265, less, however, a strip 9 1/2 feet in depth conveyed to the City of Greenville for the purpose of widening Aberdeen Avenue, by deed recorded in Deed Book 500 at Page 342.

Together with all the mortgagor's right and interest in and to a 10 foot joint driveway running along the southwestern side of said lot, 5 feet of said driveway being on the property above described and the other 5 feet being on the adjoining property now or formerly owned by W. B. Lewis, said driveway having been established by instrument recorded in Deed Book 373 at Page 255.

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.

SATISFIED AND CANCELLED OF RECORD
2154 DAY OF Oct 1964
Dennis
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 10:58 O'CLOCK A M. NO. 10357

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 26 PAGE 556