

FILES
GREENVILLE CO. S. C.

APR 17 2 54 PM 1964

BOOK 955 PAGE 487

First Mortgage on Real Estate

MORTGAGE
OLIE P. NEWBORN
R. M. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Jesse Thomas Cox

(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) in the sum of One Thousand Five Hundred and No/100----- DOLLARS (\$ 1,500.00), with interest thereon at the rate of Six and one-half (6 1/2%) per cent per annum as evidenced by the Mortgagor's note of even date herewith payable as therein stated, or as hereafter modified by mutual agreement, in writing, the final maturity of which is _____ years after the date hereof, unless extended by mutual consent, the terms of said note and any agreement modifying it are incorporated herein by reference; and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced or readvanced to or for the Mortgagor's account, 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, in Cleveland Township, on the northeastern side of Lake Drive, in the subdivision known as Pioneer Park, and having according to a plat thereof, recorded in the R. M. C. Office for Greenville County in Plat Book "G" at page 80, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Lake Drive and running thence N.68-50 E. 28 feet to a hickory; thence N. 2-15 W. 78 feet to a stake in the line of lot number 99; thence with the joint line of lots number 99 and 100, S. 58-44 W. 78.6 feet to a stake on Lake Drive; thence with Lake Drive, S. 42-16 E. 65 feet to the point of beginning, being lot number 100 of Pioneer Park as shown on plat above referred to.

This is the same property conveyed to the grantor by J. Roy Jones, July 29, 1944, by deed recorded in the R. M. C. Office for Greenville County in Volume 266 at page 169, and being the identical property acquired by the mortgagor by Deed to be recorded of even date herewith.

Robert A. Dowling,
by J. Roy Jones, July 29, 1944

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.