

First Mortgage on Real Estate

GREENVILLE
JAN 20 11 01 AM 1955
OLLIE FARMERWORTH
R.M.C.

MORTGAGE

BOOK **984** PAGE **114**

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:
WALTER W. GOLDSMITH, AS TRUSTEE FOR CARL C. COX, C. MAX COX AND WALTER W. GOLDSMITH
(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 **--Forty-Four Thousand and No/100----** DOLLARS (\$ **44,000.00**), with interest thereon at the rate of **Six** 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 **15** 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, **on the southern corner of Wade Hampton Boulevard and Column Street (formerly Miller Street) in the City of Greenville, and according to a plat made by Dalton & Neves in May 1954 is described as follows:**

BEGINNING at an iron pin at the southern corner of Wade Hampton Boulevard and Column Street, and running thence with the southeast side of Wade Hampton Boulevard, S. 44-30 W. 72.1 feet to iron pin, corner of property of Pet Dairy; thence with the line of said property, S. 29-18E. 158.3 feet to iron pin; thence N. 84-31 E. 64.9 feet to iron pin on Column Street; thence with the western side of said street, N. 10-39 W. 120.9 feet to iron pin and N. 22-33 W. 113.9 feet to iron pin at corner of Wade Hampton Boulevard; thence with the curve of the intersection, the chord of which is N. 77-40 W. 36 feet to the beginning corner.

Being the same property conveyed to the mortgagor by deeds recorded in Book of Deeds 219 at Page 280, Book of Deeds 285 at Page 60, and Book of Deeds 513 at Page 123.

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.

RECORDED AND INDEXED BY RECORD
22nd DAY OF Mar. 1955
Danniel S. Parkesley
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 12:09 O'CLOCK P M. NO. 27798

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 56 PAGE 203