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BOOK 1038 PAGE 585

First Mortgage on Real Estate

OLLIE FARNWORTH
R.M.C.
MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, Ethel M. Wilson,

(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 ----- Three Thousand Two Hundred ----- DOLLARS (\$ 3,200.00), with interest thereon at the rate of six & three-fourths (6-3/4 %) 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 six 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 Greenville Township, on the southern side of LaFayette Street, just outside the incorporate limits of the City of Greenville, being shown and delineated as Lot No. 19 on plat of property known as Washington Heights made by C. M. Furman, Jr., Engineer, February 3, 1922, and recorded in the office of the R.M.C. for Greenville County in Plat Book F, page 54, (being bounded on the north by LaFayette Street, on the east by Lot No. 20, now or formerly owned by J. W. Norwood, on the south by property now or formerly owned by James Allen, and on the west by Lot No. 18, now or formerly owned by James Walker), and having the following metes and bounds, to-wit:

BEGINNING at a point on the southern side of LaFayette Street, corner of Lot No. 20, and running thence with the line of said lot, S. 46-35 W. 99.60 feet to a point in line of property of James Allen; thence with the line of said property, N. 46-21 W. 35 feet to corner of Lot No. 18; thence with the line of said property, N. 46-35 E. 99.65 feet to LaFayette Street; thence with the southern side of LaFayette Street, S. 43-25 E. 35 feet to the beginning corner.

Being the same property conveyed to mortgagor by E. Inman, Master, by deed dated July 28, 1966, by deeds of Ethel Marion Wilson, George Arthur Wilson, Jr. and Harold W. Wilson (Deed Books 801, page 459, 801, page 497, and 801, page 515), and through the estate of her husband, George Arthur Wilson (Apartment 820, File 10).

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.