

FILED  
GREENVILLE CO. S. C.  
JUL 8 3 35 PM '70  
OLLIE EARNSWORTH  
R. M. C.

BOOK 1160 PAGE 99

First Mortgage on Real Estate

**MORTGAGE**

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JULIE ROBINSON HUNGERFORD (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 Thirty-Two Thousand and No/100ths ----- DOLLARS (\$ 32,000.00 ), with interest thereon at the rate of 7 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 20 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.

containing 3.62 acres, more or less,  
"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 Northern side of Pelham Road in Butler Township, and having according to a plat prepared by Dalton & Neves, dated February, 1956, entitled "Property of Julia Barrow Robinson", recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book JJ at page 119, the following metes and bounds:

BEGINNING at an iron pin on the Northern side of Pelham Road at the joint corner of the premises herein described and property now or formerly belonging to W. T. Adams, and running thence with the line of the said Adams property N. 14-53 E. 534.5 feet to an iron pin; thence with the line of property now or formerly belonging to R. F. Watson, Jr. N. 84-10 E. 221 feet to an iron pin; thence continuing with the line of the said Watson property S. 5-50 E. 500 feet to an iron pin on the Northern side of Pelham Road; thence with the Northern side of Pelham Road S. 84-10 W. 410 feet to the point of beginning.

This is the identical property conveyed to the mortgagor herein by deed of Julia Barrow Robinson, dated June 8, 1960, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 652 at page 172.

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.