

Main

REC. 00: S. C.
MAR 17 2 58 PM '71
OLLIE FARNSWORTH
R. M. C.

BOOK 1184 PAGE 56

First Mortgage on Real Estate

Main

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

John Hembree and Viola Hembree

(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 ----- Four Thousand Seven Hundred and no/100----- DOLLARS (\$ 4,700.00---), with interest thereon at the rate of Eight----- 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 Eight----- 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, being shown as Lot 45 on plat of Property of Don Wood, said plat being recorded in the RMC Office for Greenville County in Plat Book A at page 463, and having the following metes and bounds:

Beginning at an iron pin on the southern side of Lindall Avenue, formerly Lindal Street, said pin being 150 feet eastward from property now or formerly belonging to Honour, at the joint front corner of Lot 44, S 15-20 E 145 feet to an iron pin; thence N 74-26 E 50 feet to an iron pin at joint rear corner of Lots 45 and 46; thence with line of Lot 46, N 15-20 W 145 feet to an iron pin on Lindall Avenue; thence with said Lindall Avenue, S 74-26 W 50 feet to the beginning corner.

Being the same property conveyed to the mortgagor by the mortgagee by deed to be recorded herewith.

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.

*Correction made from the original mortgage, this April 6th 1972.
Ollie Farnsworth, R.M.C.
Approved by: Thomas J. Carlson*