

PLEASANTBURG

FILED  
GREENVILLE CO. S. C.

BOOK 1188 PAGE 453

APR 29 3 02 PM '71

First Mortgage on Real Estate

OLLIE FARNSWORTH  
MORTGAGE

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Alonzo De Bruhl and  
Rebekah T. De Bruhl

(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 Twenty-four Thousand Seven Hundred Fifty and no/100----- DOLLARS (\$24,750.00), 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 25 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 eastern side of Shrevevood Drive shown as Lot No. 126 on plat of Brook Glenn Gardens recorded in the R.M.C. Office for Greenville County in Plat Book JJJ at Page 85 and being further described as follows:

BEGINNING at an iron pin on the eastern side of Shrevevood Drive at the joint corner of Lot Nos. 127 and 126 and running thence along the line of Lot No. 127 N. 54-08 E. 149.75 feet to an iron pin at the corner of Lot No. 128; thence along line of Lot No. 128 N. 29-43 W. 110 feet to an iron pin at the corner of Lot No. 125; thence along line of Lot No. 125 S. 65-14 W. 150.55 feet to an iron pin on the eastern side of Shrevevood Drive; thence along Shrevevood Drive S. 29-43 E. 124 feet to an iron pin; thence continuing along Shrevevood Drive S. 33-51 E. 15 feet to the point of beginning.

This is the same property conveyed to the mortgagors by deed recorded in Deed Book 800 at page 211 in the R.M.C. Office for Greenville County.

The mortgagors agree that after the expiration of ten years from the date hereof, the mortgagee may at its option apply for mortgage insurance for an additional period of five years with the mortgage insurance company insuring this loan, and the mortgagors agree to pay to the mortgagee as premium for such insurance one half of 1% of the principal balance then existing.

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.