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OLLIE FARNSWORTH
R. M. C.

BOOK 1230 PAGE 164

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Willie Floyd and Elmer G. Floyd

(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 and no/100-----DOLLARS

(\$ 3,000 .00-----), as evidenced by the Mortgagor's note of even date, bearing interest as stated in said note, and payable as therein stated or as 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 the City of Greenville, on the western side of Queen Street at the northwestern corner of the intersection of Queen Street and Adams Street and being further described as follows:

BEGINNING at an iron pin on the western side of Queen Street at a point 82 feet from the northwestern corner of the intersection of Queen Street and Adams Street, said corner being the northeastern corner of the within described lot and the joint corner of the within described lot and a lot now or formerly owned by Charlie Thomas; thence along the Thomas property 47.5 feet to an iron pin at the corner of a lot heretofore conveyed to Joseph Smith; thence along the Joseph Smith property, said line being a new line through the original lot conveyed to Charles J. Spillane by deed recorded in Deed Book 425 at page 261 82 feet to an iron pin on the northern side of Adams Street; thence along the northern side of Adams Street, 47.5 feet to the northwestern corner of the intersection of Queen Street and Adams Street; thence along the northern side of Queen Street 82 feet to the point of beginning.

The above described property is a portion of a lot conveyed to C. J. Spillane dated November 30, 1950 recorded in Deed Book 425 at page 261, the remaining portion of the said lot being conveyed by C. J. Spillane to one Joseph Smith.

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.