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BOOK 53 PAGE 93

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First Mortgage on Real Estate

MORTGAGE
GREENVILLE CO. S. C.

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Kathleen Thompson

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

NOV 18 12 24 PM '11

TO ALL WHOM THESE PRESENTS MAY CONCERN: CHARLES B. SHEPHERD AND PAT D. SHEPHERD

(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) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference in the sum of Seven Thousand DOLLARS (\$ 7,000.00), with interest thereon from date at the rate of six (6%) per centum per annum, said principal and interest to be repaid in monthly instalments of Fifty-three and no/100 Dollars (\$ 53.00) each on the first day of each month hereafter until the principal and interest are fully paid, each payment to be applied first to payment of interest and then to payment of principal, and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purpose, 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, known as lot No. 93 on West Decatur Street, shown on plat of property of Sans Souci Development Company, according to a survey thereof made by Dalton & Neves, Engrs. in July 1930 recorded in the P.M.C. Office for Greenville County in plat book H pages 185 and 186, and having the following metes and bounds, to-wit:

Beginning at an iron pin on West Decatur Street at the joint front corner of Lots 92 and 93, and running thence N. 64-45 W. 179.3 feet to an iron pin; running thence N. 25-09 E. 60 feet to an iron pin; thence running S. 64-45 E. 179.5 feet to an iron pin; running thence S. 24-53 W. 60 feet to an iron pin the beginning corner.

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