

DEC 13 9 11 AM 1955

First Mortgage on Real Estate

MORTGAGE

LILL FARRINGTON
R. M. C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Eugene E. Hammett and Dorothy W. Hammett

(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 **Thirty-Eight Hundred Fifty and No/100- - - - -**

DOLLARS (\$ 3850.00), with interest thereon from date at the rate of **Six (6%)** per centum per annum, said principal and interest to be repaid as therein stated, 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:

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 Chick Springs Township, near Brushy Creek Baptist Church, lying on the Northern side of the Greer-Brushy Creek Road (upper road), being a part of the same land conveyed to us by deed from Edna Holtzclaw dated May 25, 1944, and recorded in the R.M.C. office for Greenville County in Deed Book 264, at Page 216, and being bounded on the North and Northeast by other lands of ourselves, on the Southeast by the said road and lands of Edna Holtzclaw and on the Southwest by lands of Alexander and having the following courses and distances, to-wit:

"BEGINNING at an iron pin in the Southern shoulder of said road, front corner of the Alexander tract, and running thence with the Alexander line, N. 50-35 W. 242 feet to an iron pin on the said line; thence a new line, N. 56-00 E. 108.8 feet to an iron pin; thence S. 50-35 E. 242 feet to a point in the said road; thence with the said road, S. 56-00 W. 108.8 feet to the beginning corner, and containing .58 of an acre, more or less."

The above described premises are the identical conveyed to the mortgagors by Hovie Edens and Ethel A. Edens by deed recorded in Book of Deeds 307 at Page 262.

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.