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OLLIE FARNSWORTH
R.M.C.

BOOK 1005 PAGE 235

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: I, JOHN H. COSBY,

(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 Nineteen Thousand Seven Hundred and No/100----- DOLLARS (\$ 19,700.00), with interest thereon at the rate of Six (6%)-----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, near the City of Greenville, being shown as Lot #48, on a plat of Spring Forest, recorded in Plat Book XX, at page 126, situate at the southern corner of Beaufort Street and Dublin Court, near the City of Greenville, and described as follows:

BEGINNING at an iron pin on the southeastern side of Dublin Court, at corner of Lot No. 49, and running thence with the southeastern side of said Court, N. 68-24 E. 40 feet to an iron pin at the corner of Beaufort Street; thence with the curve of the intersection, and continuing with the curve of the southwestern side of said Beaufort Street, the chords of which are N. 85-49 E. 37 feet, S. 50-51 E. 115.4 feet and S. 67-31 E. 59.6 feet to an iron pin, corner of Lot No. 47; thence with the line of Lot No. 47, S. 17-37 E. 21.2 feet to an iron pin; thence S. 68-24 W. 173 feet to an iron pin, corner of Lot No. 49; thence with the line of Lot No. 49, N. 21-36 W. 174.1 feet to the beginning point.

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.

PAID AND SATISFIED IN FULL

THIS 25 DAY OF January 1971
FIDELITY FEDERAL SAVINGS & LOAN ASSO.

BY Hayward Thompson Jr.
Secretary-Treas.

WITNESS:
Martha Mills
Ruby C. Mc Abee

SATISFIED AND CANCELLED OF RECORD

26 DAY OF January 1971
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 2:12 O'CLOCK P. M. NO. 17270