

First Mortgage on Real Estate

MORTGAGE AUG 26 3 10 PM 1965

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

CLERK OF COURTS
GREENVILLE, S. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: GAVIN R. BERRY AND BETTY JO BERRY

(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 **Thirty-eight Thousand and no/100-----** DOLLARS (\$38,000.00), with interest thereon at the rate of **five & three/fourths** 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 **Twenty-five** 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 advanced 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 south side of Parkins Mill Road in the City of Greenville, Greenville County, S.C., being shown as the eastern portion of Tract No. 1 on plat of Parkins Lake Development recorded in the R M C Office for Greenville County, S. C., in Plat Book GG, page 39, and having, according to said plat, and a survey made by Piedmont Engineers and Architects, June 30, 1965, on which this property is designated as Tract "A", the following metes and bounds, to-wit:

BEGINNING at a point in the Parkins Mill Road at the northeastern corner of said Tract No. 1 on plat referred to above, and running thence S. 10-54 E. 939.8 feet to an iron pin; thence S. 32-40 W. 144.55 feet to an iron pin; thence through Lot No. 1, N. 28-13 W. 801.48 feet to a point in Parkins Mill Road; thence along Parkins Mill Road, N. 45-05 E. 63.95 feet to a point; thence continuing along Parkins Mill Road, N. 38-35 E. 375 feet to the beginning corner, containing 5 acres, more or less.

This is the same property conveyed to the mortgagors herein by deed of J. E. Chambers to be recorded herewith.

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.

See Modification & Assumption Agreement in R M Book 1380 Pg. 849

SATISFIED AND CANCELLED OF RECORD
17 DAY OF *Sept* 19 *70*
Connie S. Tankersley
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT *11:12* O'CLOCK *A. M.* NO. *45210*

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 128 PAGE 1779