

First Mortgage on Real Estate

NOV 30 12 54 PM 1959

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

J. Louis Coward Construction Company, Inc.

(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

Twelve Thousand and No/100
DOLLARS (\$ 12,000.00), with interest thereon from date at the rate of six & one-half 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, Chick Springs Township, being shown and designated as Lot No. 32 of Cherokee Forest No. 3, as shown on plat recorded in Plat Book QQ at Page 36, R.M.C. Office for Greenville County, and according to said plat described as follows:

"Beginning at an iron pin on the west side of Vicki Circle, front corner Lots 31 and 32, and running thence with line of said lots, N. 67-37 W. 163.4 feet to iron pin; thence N. 52-30 W. 107.5 feet to iron pin; thence with line of Lot 33, N. 77-53 E. 210.8 feet to iron pin on Vicki Circle; thence with said Circle S 10 E. 175 feet to the point of beginning."

The above property is the same conveyed to the mortgagor herein by Wilkins Norwood & Company, Inc. by deed to be recorded herewith.

The President is the sole officer of the Corporation required to sign this mortgage, under its by-laws.

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.

SATISFIED AND CANCELLED OF RECORD
12 DAY OF April, 1960
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 11:43 O'CLOCK A. M. NO. 26820

*Paid and satisfied in full
this 31 day of March, 1960
Fidelity Federal Savings & Loan Assoc.
By Milton J. Chittum, V.P.
Chittum: Ruby M. Chittum
Said Chittum*