

First Mortgage on Real Estate

FILED
GREENVILLE CO. S. C.

MORTGAGE
FEB 8 10 24 AM 1960

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLLIE JAMMERTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

ROY W. BOGGESS and WALTER L. MILLER, JR.

(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 Eight Thousand Five Hundred and No/100 ----- DOLLARS (\$ 8,500.00), with interest thereon from date at the rate of six & one-half (6½%) 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 the City of Greenville, on the South side of Tasha Drive, being shown as Lot No. 5 on plat of property of Roy Boggess in Pleasant Valley, made by R. K. Campbell, May 23, 1958, recorded in the RMC Office for Greenville County, S. C. in Plat Book MM, page 5, and having according to said plat the following metes and bounds, to wit:

BEGINNING at an iron pin on the South side of Tasha Drive, at joint front corner of Lots 5 and 6, and running thence along the line of Lot 6, S. 33-54 E. 155 feet to a point in center of branch; thence down the center of branch (the traverse line being S. 60-18 W. 97 feet) to an iron pin in center of branch; thence N. 31-0 W. 148.2 feet to an iron pin on the South side of Tasha Drive; thence with Tasha Drive, N. 56-06 E. 4.3 feet to an iron pin; thence with the curve of Tasha Drive (the chord of which is N. 86-06 E. 50 feet) to an iron pin; thence continuing with the curve of Tasha Drive (the chord being N. 26-06 E. 50 feet) to the beginning corner.

This is a portion of the property conveyed to Roy W. Boggess and Walter L. Miller, Jr. by deed of Easley Lumber Co., Inc., dated April 16, 1959, recorded in the RMC Office for Greenville County, S. C. in Deed Book 622, page 53.

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 5th DAY OF Oct. 1960
FIDELITY FEDERAL SAVINGS & LOAN ASSO.

BY Larry M. Woods
Secretary-Treasurer

WITNESS:
Emmie S. Pelen
Nannie C. Brown

SATISFIED AND CANCELLED OF RECORD

5th DAY OF Oct. 1960

Ollie Jammert

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 10:09 O'CLOCK A. M. NO. 9176