

AUG 25 3 53 PM 1965

First Mortgage on Real Estate

OLLIE FANNINGWORTH
MORTGAGE

BOOK 1005 PAGE 431

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE and }
COUNTY OF ANDERSON }
TO ALL WHOM THESE PRESENTS MAY CONCERN: Louie O. Watson and

Inez B. Watson (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

Twelve Thousand and no/100----- DOLLARS (\$ 12,000.00), with interest thereon at the rate of Six 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 20 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, in Paris Mountain Township, being known and designated as Lot 39 on plat of Buncombe Park, recorded in plat Book M at page 12, and being more particularly described by metes and bounds, as follows:

BEGINNING at an iron pin on the northern side of North Haven Drive at joint corner of Lots 38 and 39, and running thence with the line of lot 38, n. 3-20 W. 173 feet to iron pin; thence N. 88 E. 60 feet to iron pin, corner of lot 40; thence with the line of lot 40, S. 3-20 E. 173 feet to iron pin on North Haven Drive; thence with the northern side of North Haven Drive, S. 88 W. 60 feet to the point of Beginning, being the same property conveyed to the Mortgagor by deed recorded in the RMC Office for Greenville County in Deed Book 278 at page 190.

ALSO: All that certain piece, parcel or tract of land situate, lying and being in ANDERSON COUNTY, SOUTH CAROLINA, in Brushy Creek Township, School District Number One, being located approximately seven miles southwest of Easley, South Carolina, and containing eight and five-tenths acres, more or less, as shown and designated on that certain plat prepared by T. Craig Keigh, R.L.S. #1712, dated January 17, 1964, and which is of record in the Office of the Clerk of Court for Anderson County, S. C., in Plat Book 57 at Page 137, and having the metes, bounds, courses and distances as upon said plat appear; bounded on the north by lands now or formerly of Mary Hendricks; on the east, south and west by other lands of A. L. Pickens and Belle M. Pickens. This is the same land conveyed to Louie O. Watson and Inez B. Watson by deed of A.L. Pickens and Belle M. Pickens, dated February 26, 1964, of record in the aforesaid Clerk's Office in Deed Book 7-F at page 341.

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.

for Release Lot 39, see deed book 835 Page 616, Deed to David E + Brenda W. Penner.