

GREENVILLE
JUN 28 9 45 AM 1966

BOOK 1034 PAGE 441

First Mortgage on Real Estate

OLLIE FARNSWORTH
R. M. C.
MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WALTER G. PHILLIPS, (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 Three Thousand, Four Hundred and no/100 - - - - -DOLLARS (\$ 3,400.00), with interest thereon at the rate of six & one-fourth 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 six (6) 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, Gantt Township, being known and designated as Lot No. 1, Block A, of the subdivision known as Oakvale Terrace, as shown on plat thereof, recorded in the Office of R.M.C. for Greenville County in Plat Book "M", at Page 151, and being more particularly described as follows:

BEGINNING at an iron pin on the Eastern side of U.S. Highway No. 29 at the Southeastern intersection of a 30-foot road or street, and running thence along said road, S. 72-45 E. 200 feet to an iron pin in line of Lot No. 34; thence with the line of Lot No. 34, S. 18-30 W. 100 feet to the joint rear corner of Lots Nos. 1 and 2; thence with the joint lines of said lots, N. 72-45 W. 200 feet to an iron pin in the Eastern side of said U.S. Highway No. 29; thence with said Highway, N. 18-30 E. 100 feet to the beginning corner.

Said premises being the same conveyed to the mortgagor by J.A. Simpson, Trustee, by Deed dated January 6, 1947, recorded in Volume 305 at Page 91.

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 12 DAY OF Jan. 1968
FIDELITY FEDERAL SAVINGS & LOAN ASSO.

BY Sam R. Glenn Jr. V. Pres.
Secretary-Treas.

WITNESS:
Francis K. Miller
Thomas G. Cross Jr.

SATISFIED AND CANCELLED OF RECORD
15 DAY OF Jan. 1968
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 11:05 O'CLOCK A. M. NO. 19007