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BOOK 719 PAGE 355

First Mortgage on Real Estate

MORTGAGE NEWORTH
R. M. C.STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: J. W. CANNON, 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 SIXTY-TWO HUNDRED -----

DOLLARS (\$ 6200.00), with interest thereon from date at the rate of six (6%) 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, near Greenville, S. C., known and designated as Lot 148 of Section II of Oak Crest as shown on a plat made by C. C. Jones, Engineers, and recorded in the RMC Office for Greenville County in Plat Book GG at pages 130 and 131, and having, according to said plat, the following metes and bounds:

Beginning at an iron pin on the northern edge of Brownwood Drive, at the joint front corner of Lots 147 and 148, and running thence along the northern edge of Brownwood Drive S. 65-48 E. 70 feet to an iron pin at the corner of Lot 149; thence with the line of Lots 149 and 150, N. 24-12 E. 150 feet to an iron pin at the corner of Lot 152; thence with the line of Lots 152 and 153, N. 65-54 W. 70 feet to an iron pin at the corner of Lot 147; thence with said line S. 24-12 W. 159.7 feet to the point of beginning.

This property was conveyed to grantor by Brown, Inc. by deed dated July 19, 1957.

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.