

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

W. B. Gaines (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 ---THREE THOUSAND THREE HUNDRED AND NO/100--- DOLLARS (\$ 3,300.00---), with interest thereon from date at the rate of Five & three-fourths 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 Bates Township, being bounded on the North and East by lands now or formerly owned by P. M. Johnson, on the South by property now or formerly owned by James Keeler and J. K. Hitner, and on the West by lands now or formerly owned by J. C. Roe, and having, according to plat recorded in Plat Book FF at page 542, the following metes and bounds:

BEGINNING at a stone at the corner of Keeler land and on line of Hitner land and running thence N. 73-W. 507 feet to a stone in Roe line; thence N. 1-30 W. 509.5 feet to an iron pipe; thence along the right of way of a new road (known as Springdale Drive, which leads off in a southerly direction from Farmview Road) S. 85-48 E. 791 feet to iron pin; thence S. 72-52 E. 119.6 feet to an iron pin on Keeler property; thence S. 43 W. 730.8 feet to the Beginning corner.

Containing 10 acres, more or less.

Being the same property conveyed by deed recorded in Deed Book 571 at page 537.

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
16 DAY OF Jan. 1967
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 4:55 O'CLOCK P. M. NO. 17135

PAID AND SATISFIED IN FULL
THIS 16 DAY OF Jan. 1967
FIDELITY FEDERAL SAVINGS & LOAN ASSO.
BY Jerry M. Woods
asst. Secretary-Treas.
WITNESS:
Dorothy McCarson
Dorothy Williams