

MAR 6 12 13 PM 1964

BOOK 951 PAGE 299

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:

William H. Hazen, Jr. and Marjorie G. Hazen

(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

----- Twenty-Six Thousand Five Hundred and No/100 -----
DOLLARS (\$ 26,500.00), with interest thereon from date at the rate of six (6%)
per centum per annum, said principal and interest to be repaid in monthly instalments of One Hundred
Ninety and No/100 Dollars (\$ 190.00) each on the first day of each month hereafter
until the principal and interest are fully paid; each payment to be applied first to payment of interest and then to
payment of principal, 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, 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, near Mauldin, containing 11.86 acres, according to plat made for John E. Baskin by R. K. Campbell, dated July 1961, and having according to said plat the following metes and bounds, to wit:

"BEGINNING at an iron pin in the center of the intersection of Standing Springs Road and paved County Road, and running thence along Standing Springs Road, N. 25-01 E. 438.9 feet to an iron pin; thence continuing along said Standing Springs Road N. 7-36 E. 341.1 feet to an iron pin; thence S. 73-42 E. 615.2 feet to an iron pin; thence S. 11-57 W. 350 feet to an iron pin; thence S. 21-27 W. 600 feet to an iron pin in said County Road; thence along said Road N. 49-57 W. 121.8 feet to an iron pin; thence N. 61-24 W. 500 feet to an iron pin, the beginning corner."

Being the same property conveyed to the mortgagors by deed of John E. Baskin and Ruby H. Basking, to be recorded herewith.

In addition to and together with the monthly payments of principal and interest under the terms of the note secured hereby, the mortgagors promise to pay to the mortgagee the sum of 1/48th of 1% of the original amount of this loan in payment of the mortgage insurance premium, and on his failure to pay it, the mortgagee may advance it for the mortgagor's account and collect it as a part of the debt secured by this mortgage.

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 SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 4 PAGE 260

SATISFIED AND CANCELLED OF RECORD

14 DAY OF Dec. 1971
Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 12:04 O'CLOCK P M. NO. 16409

For Release 5 Acres Real Book 756 Page 490 deed to Charles Williams