

MORTGAGE OF REAL ESTATE—Offices of Love, Thornton & Arnold, Attorneys at Law, Greenville, S. C.

JAN 27 3 12 PM 1965

OLLIE FARNWORTH R.M.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN: J. Louis Coward

(hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto C. S. Fox

(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 -----

Five Thousand and No/100 ----- DOLLARS (\$5000.00),
with interest thereon from date at the rate of 7 per centum per annum, said principal and interest to be repaid:

Payable February 20, 1965, with interest from date at the rate of 7% per annum, payable on maturity

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 purposes:

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, being designated as Lot 70 as shown on plat No. 3 of Cherokee Forest, prepared by J. Mac Richardson, R.L.S. in January 1959, and recorded in Plat Book QQ at Pages 36 and 37, and having according to said plat the following metes and bounds:

"BEGINNING at an iron pin on the southern side of Roberta Drive, joint front corner of Lots 70 and 71, and running thence along Roberta Drive S. 79-29 E. 100 ft.; thence along line of Lot 69, S. 10-31 W. 305.3 feet to iron pin; thence N. 73-45 W. 100.5 feet to iron pin; thence N. 10-31 E. 295.2 feet to iron pin on the southern side of Roberta Drive, point of beginning."

"ALSO, all that lot of land in the County and State aforesaid, on the south side of Dellwood Drive, in the City of Greenville, shown as Lot 164 on plat of property of Central Development Corp., recorded in Plat Book BB at Pages 22-23, and described as follows:

"BEGINNING at an iron pin on the southern side of Dellwood Drive, joint front corner of Lots 163 and 164, and running thence with joint line of said lots, S. 3-22 E. 165 ft., more or less, to point in branch; thence with branch as a line, the traverse of which is N. 88-08 W. 98.2 ft. to iron pin, joint rear corner of Lots 164 and 165; thence with the joint line of said lots, N. 4-42 E. 165 feet, more or less, to iron pin in the southern side of Dellwood Drive; thence with said Drive S. 87-58 E. 75 feet to the point of beginning."

It is understood and agreed that this mortgage is junior in lien to 2 mortgages held by Fidelity Federal S. & L. Assn., the balance on said mortgages being \$14,226.77 and \$13,393.92, respectively.

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.

*In Substantive Agreement See P. 2, M. Book 1048 Page 558
The Release of the Property is in Book 1010 Page 297*

Paid in full and satisfied this 30th day of Aug. 1968.

C. S. Fox

*Witness - Grace P. Satterfield
James H. West*

SATISFIED AND CANCELLED OF RECORD

30 DAY OF August 1968

Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 11:14 O'CLOCK A. M. NO. 5215