

APR 16 4 51 PM 1969

BOOK 1089 PAGE 636

First Mortgage on Real Estate

CLERK OF COURSE
R.M.C.
MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JAMES E. KERR (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 **Thirty-Five Thousand and No/100ths** ----- DOLLARS (\$35,000.00), with interest thereon at the rate of **six & three-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 **20** ^{plus 6 months} 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.

containing 3.71 acres, more or less,
"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 the Town of Simpsonville, on the Southern side of Green Hill Drive, being known and designated as Lot No. 29 as shown on a Map of Rollingwood, prepared by C. O. Riddle, dated February, 1963, recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book YY at page 111, and having according to said plat the following metes and bounds:

BEGINNING at an iron pin on the Southern side of Green Hill Drive at the joint front corner of Lots Nos. 28 and 29, and running thence with the line of Lot No. 28 S. 27-28 W. 207.8 feet to an iron pin; thence with the line of property now or formerly of Rice S. 61-01 E. 681.1 feet to an iron pin at the joint rear corner of Lots Nos. 29 and 30; thence with the line of Lot No. 30 N. 7-22 W. 459.8 feet to an iron pin on the Southern side of Green Hill Drive; thence with the Southern side of Green Hill Drive S. 84-17 W. 50 feet to an iron pin; thence continuing with the Southern side of Green Hill Drive S. 89-14 W. 100 feet to an iron pin; thence still continuing with the Southern side of Green Hill Drive N. 84-10 W. 100 feet to an iron pin; thence still continuing with the Southern side of Green Hill Drive N. 77-34 W. 100 feet to an iron pin; thence still continuing with the Southern side of Green Hill Drive N. 70-58 W. 100 feet to the point of beginning.

This is the identical property conveyed to the mortgagor herein by deed of E. G. Whitmire, Jr., dated February 28, 1966, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 794 at page 69.

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 BY RECORD
11th DAY OF August 1969
Dannie S. Tankersley
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 1:29 O'CLOCK P. M. NO. 7111

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 1089 PAGE 1147