

1:05 P.M.

STATE OF SOUTH CAROLINA }
COUNTY OF Greenville }

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS, I, WALTER B. MEADERS

(hereinafter referred to as Mortgagor) is well and truly indebted unto WESTWOOD PLAZA ASSOCIATES, INC.

(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
TWELVE THOUSAND EIGHT HUNDRED - Dollars (\$ 12,800.00) due and payable
six months from date

with interest thereon from date at the rate of 7% per centum per annum, to be paid: as lots released

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, lying on the northern side of Oak Drive and on the southern side of Florida Avenue, being shown and designated as the northeastern-most portion of Tract No. 2 on a Plat of FORTNER PARK, made by J. C. Hill, RLS, dated December 22, 1956, and recorded in the RMC Office for Greenville County, S. C. in Plat Book RR, page 73, and having according to a plat of the Property of Dorothy Fortner Garrett, made by C. O. Riddle, RLS, dated October 20, 1955, and recorded in the RMC Office for said County and State in Plat Book JJ, page 67, and a recent survey and plat made by C. C. Jones, Engineer, dated December 27, 1967 the following metes and bounds, to-wit:

Beginning at an iron pin on the northern side of Oak Drive at the corner of the Fortner Baptist Church parsonage lot (said iron pin being located 207.5 feet West of the center line of Fortner Avenue at the intersection thereof with Oak Drive), and running thence along said church property N. 16 W. 159.6 feet to an iron pin on Florida Avenue; thence along the southern side of Florida Avenue, the following courses and distances: S. 68-23 W. 100 feet to an iron pin; S. 70-13 W. 100 feet to an iron pin; S. 72-04 W. 100 feet to an iron pin; S. 74-44 W. 100 feet to an iron pin, and S. 77-46 W. 18 feet to an iron pin at the corner of property now or formerly owned by Frank G. Clouse as shown on a plat recorded in the RMC Office for said county and state in plat book UU, page 32; thence along the line of said Clouse property, S. 12-25 W. 159 feet to an iron pin on Oak Drive; thence along the northern side of Oak Drive N. 73-15 E. 266.6 feet to an iron pin; thence continuing along the northern side of Oak Drive N. 69-23 E. 161 feet to an iron pin, the beginning corner.

It is agreed between the parties hereto that the mortgagor shall subdivide the above tract of land into 16 lots and the mortgagee agrees to release said lots from the lien and effect of this mortgage upon payment of \$1,000 for each lot released, provided the mortgagor will ask release of said lots in consecutive order.

Together with all and singular rights, members, herditaments, and appurtenances to the same belonging in any way incident or appertaining, and of all the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting 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.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

Paid and satisfied this the 16 day of May 1969.

W. W. Wilkins

Witness Genobia C. Hall

SATISFIED AND CANCELLED OF RECORD

16 DAY OF May 1969

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

AT 4:29 O'CLOCK P. M. NO. 27471

The Release of the Mortgagor to the Mortgagee by the RMC Office for Greenville County, S. C. on May 16, 1969.