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BOOK 1134 PAGE 40

First Mortgage on Real Estate

OLLIE FARNSWORTH  
MORTGAGESTATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: PARIS MOUNTAIN CORPORATION

(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

One Hundred Thousand and 00/100-----DOLLARS  
(\$ 100,000.00 ), with interest thereon at the rate of nine (9) 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 15 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:

"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, and being known and designated as 105 acres, more or less, as shown on a plat prepared by C. C. Jones, Engineer, dated July 17, 1964, and having according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin at the intersection of two roads, said pin being the western corner of the Golf Course Property; thence with the southeasterly side of said road, the following courses and distances to wit: N. 87-30 E. 460 feet; N. 37-30 E. 936 feet; N. 18-45 W. 384 feet; S. 78 E. 270.5 feet; N. 35 E. 155.5 feet; thence S. 70-45 E. 352.5 feet; thence S. 34-30 E. 200 feet; thence S. 11-15 W. 650 feet; thence S. 62-30 E. 985.5 feet to center of road; thence with center of road in a southerly direction, 214.6 feet to stake in road at the corner of lot heretofore conveyed by deed recorded in Deed Book 743, Page 266; thence with said road in a generally southerly direction, the following courses and distances, to wit: S. 48-45 W. 200 feet; S. 55-55 W. 270 feet; S. 50-32 W. 208.8 feet; S. 69-30 W. 200 feet; S. 11 W. 243 feet more or less to an iron pin; thence continuing with center of said road, S. 4-20 E. 83 feet; S. 16-45 E. 347 feet; S. 8-45 E. 120.5 feet; thence S. 23 E. 71 feet to an iron pin; thence S. 71 W. 851 feet to an iron pin on branch; thence with the branch as the line, N. 53-04 W. 220.7 feet; N. 85 W. 174 feet; S. 85-17 W. 128.5 feet; S. 85-17 W. 151.4 feet; N. 47-25 W. 146.6 feet; S. 87-24 W. 293.5 feet; thence N. 61-59 W. 31.3 feet to an iron pin in the center of another branch; thence with center of second branch, the following courses and distances, to wit: N. 28-56 E. 580.5 feet; N. 64-18 E. 76.4 feet; N. 6-14 W. 129.5 feet; N. 7-54 E. 163.6 feet; thence N. 32 W. 1096 feet to the point of beginning.

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 fix-