

GREENVILLE CO. S. C.

Dec 18 4 44 PM '70

BOOK 1176 PAGE 79

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:

J. ERNEST LATHEM

(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 -----
Ninety Thousand and No/100----- DOLLARS
(\$ 90,000.00), with interest thereon at the rate of eight & 3/4 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 25 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, on the Southern side of Stratton Place and the Eastern side of Huntington Road being shown and designated as a portion of Lots Nos. 39 and 40, and all of Lot No. 47 on a Plat of Sheet No. 1 of HUNTINGTON made by Piedmont Engineers and Architects, dated May 4, 1968, and recorded in the RMC Office for Greenville County, S. C., in Plat Book WWW, page 23b, and having according to said plat and a plat of a survey of a portion of Lots 39 and 40, dated October 1, 1970, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southern side of Stratton Place at the joint front corners of Lots Nos. 46 and 47, and running thence along the common line of said lots, S. 20-14 W., 370.49 feet to an iron pin; thence along the line of Lot No. 44, S. 85-05 W., 150 feet to an iron pin at the corner of Lot No. 40; thence along the line of Lot No. 40, N. 5-00 W., 80 feet to an iron pin; thence a new line through Lot No. 40, N. 69-55 W., 200 feet to an iron pin on the old common line of Lots Nos. 39 and 40; thence a new line through Lot No. 39, N. 75-00 W., 211.7 feet to an iron pin on the Eastern side of Huntington Road; thence along the Eastern side of Huntington Road, N. 21-57 W., 66.25 feet to an iron pin; thence continuing along said side of Huntington Road, N. 26-58 W., 28.5 feet to an iron pin; thence with the curve of the Southeastern corner of the intersection of Huntington Road with Stratton Place, the chord of which is N. 22-20 E., 32.7 feet to an iron pin; thence along the Southern side of Stratton Place, the following courses and distances: N. 71-38 E., 220.6 feet to an iron pin; N. 76-54 E., 97.6 feet to an iron pin; N. 83-16 E., 84.1 feet to an iron pin (at the front corner of Lots Nos. 39 and 47), S. 89-17 E., 98.7 feet to an iron pin; S. 79-10 E., 98 feet to an iron pin, and S. 71-55 E., 125.5 feet to an iron pin, the beginning corner.

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.

PAID AND SATISFIED IN FULL
THIS 2 DAY OF April 19 71
FIDELITY FEDERAL SAVINGS & LOAN ASSO
BY Jerry M. Woods
W. Peggy Davis
Gary Lee Jordan

SATISFIED AND CANCELLED OF RECORDED
2 DAY OF April 19 71
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 1:00 O'CLOCK P. M. NO 22937