

MAR 17 3 23 PM 1965

First Mortgage on Real Estate

MORTGAGE
OLLIE FARNSWORTH
R.M.O.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: **John P. Mann, as Trustee, for Frank Ulmer Lumber Co., Inc. and J. F. Welborn and J. F. Welborn, Jr., d/b/a Welborn Lumber and Builders Supplies** (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 - - - - - **FIVE THOUSAND ONE HUNDRED SEVENTY AND 33/100THS-** - - - - - DOLLARS (\$5,170.33), with interest thereon at the rate of **six (6%)** 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 _____ 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 eastern side of Woodbriar Court, near the City of Greenville, being shown as Lot 20 on a plat of Woodbriar Subdivision made by C. O. Riddle in April 1956 recorded in Plat Book EE at page 6 and described as follows:**

BEGINNING at an iron pin on the eastern side of Woodbriar Court at the corner of Lot 19 and running thence with the line of said lot, S. 64-23 E. 165.9 feet to an iron pin at rear corner of Lot 5; thence with the rear lines of Lots 5 and 6, S. 35-14 W. 111.8 to an iron pin at rear corner of Lot 21; thence with the line of said lot, N. 50-35 W. 152.4 feet to concrete monument on the eastern side of Woodbriar Court; thence with the curve of the eastern side of Woodbriar Court, the chord of which is N. 26-22 E., 74 feet to the beginning corner.

This being one of the lots conveyed to the Mortgagor by E. Inman, Master, by deed dated February 8, 1965, and this mortgage is executed pursuant to the authority contained in the terms of said trust.

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 26 DAY OF Nov. 1965
FIDELITY FEDERAL SAVINGS & LOAN ASSO

BY Elizabeth Nicoll
Secretary-Treas

WITNES:

Shelby K. Williams
Martha Mills

SATISFIED AND CANCELLED OF RECORD
29 DAY OF Nov. 1965
Ollie Farnsworth
S. E. C. FOR GREENVILLE COUNTY, S. C.
AT 9:53 O'CLOCK A. M. NO. 16081