

OCT 26 2 29 PM 1967



First Mortgage on Real Estate

CLLIE FARNSWORTH
M.C.
MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Virginia B. Martin, (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto SECURITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, GREENVILLE, S. C., (hereinafter referred to as Mortgagee) in the sum of FOURTEEN THOUSAND AND NO/100 (\$14,000.00)..... DOLLARS (\$14,000.00), with interest thereon at the rate of Six & One-Quarter 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 twenty (20) 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, Greenville Township, on the east side of Augusta Road between Tallulah Drive and Mount Vista Avenue containing 4.06 acres more or less and conveying the following metes and bounds as shown by survey and plat made by R.E. Dalton, Engineer, February 21, 1935, to-wit:

BEGINNING at a stake at the southeast corner of Augusta Road and Tallulah Drive and running thence along the south side of Tullulah Drive N.76-45 E. 371.3 feet to a stake; thence along the rear line along Adams property S. 25-37 E. 441 feet to an iron pin on the north side of Mount Vista Avenue; thence along the north side of Mount Vista Avenue S. 64-40 W. 315 feet to a stake near the end of a rock wall; thence around a circular rock wall to a stake near the west end of wall the course and distance of chord being N. 37-49 W. 66.7 feet to said stake on the east side of Augusta Road; thence along the east side of Augusta Road N. 24-21 W. 488.3 feet to the beginning corner.

Less, however and excepting from the above described tract the portion thereof conveyed by Annie Lou Balentine Daniel to Clarence B. Martin, Jr. by deeds of record in the R.M.C. Office for Greenville County in Deed Book 428 at page 116 and Book 433 at page 528. These portions were subsequently conveyed by Clarence B. Martin, Jr. to Annie Lou Balentine Daniel in Deed Book 738 at page 255.

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.

FOR SATISFACTION TO THIS NOTICE OF DEED
SATISFACTION BOOK

SAVED TO THE RECORDS OF THE
RECORDS FOR GREENVILLE COUNTY S.C.
AT THE OFFICE OF THE CLERK OF COURTS