

First Mortgage on Real Estate

**MORTGAGE**

STATE OF SOUTH CAROLINA }  
 COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: *LOUIS P. BATSON, JR.*

(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) 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 -----TEN THOUSAND AND NO/100----- DOLLARS (\$10,000.00), with interest thereon from date at the rate of 5½ per centum per annum, said principal and interest to be repaid as therein stated, and

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 purpose:

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, NEAR VERNER SPRINGS AND BEING THE NORTHERN HALF OF LOTS NOS. 143, 144, AND 145, AS SHOWN ON PLAT OF "PROPERTY OF GREENVILLE TRUST COMPANY", RECORDED IN THE R.M.C. OFFICE FOR GREENVILLE COUNTY, SOUTH CAROLINA, IN PLAT BOOK "A" PAGE 177, LESS A TWO-FOOT STRIP TAKEN FROM THE EASTERN EDGE OF LOT NO. 143, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN AT THE SOUTHEAST CORNER OF THE INTERSECTION OF BAILEY STREET (FORMERLY BRIGGS AVENUE) AND ANSEL STREET AND RUNNING THENCE ALONG THE EASTERN EDGE OF BAILEY STREET IN A SOUTHERLY DIRECTION 50 FEET TO AN IRON PIN; THENCE IN AN EASTERLY DIRECTION PARALLEL WITH, AND AT ALL POINTS 50 FEET FROM, ANSEL STREET 150 FEET TO AN IRON PIN; THENCE IN A NORTHERLY DIRECTION PARALLEL TO, AND AT ALL POINTS 2 FEET WESTERLY FROM, THE EASTERN LINE OF LOT 143, 50 FEET TO AN IRON PIN ON SOUTHERN EDGE OF ANSEL STREET; THENCE ALONG THE SOUTHERN EDGE OF ANSEL STREET IN A WESTERLY DIRECTION 150 FEET TO THE BEGINNING, AND BEING THE SAME LOT OF LAND CONVEYED TO LOUIS P. BATSON, JR., BY MARY R. MOORE, BY DEED DATED MAY 18, 1956, AND RECORDED IN THE R.M.C. OFFICE FOR GREENVILLE COUNTY, SOUTH CAROLINA, IN DEED BOOK 553, AT PAGE 35.

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, KNOWN AND DESIGNATED AS LOT NO. 2 IN BLOCK M IN A SUBDIVISION KNOWN AS PARK PLACE, PLAT OF WHICH IS RECORDED IN THE R.M.C. OFFICE FOR GREENVILLE COUNTY, SOUTH CAROLINA, IN PLAT BOOK A AT PAGE 119, AND HAVING ACCORDING TO SAID PLAT, THE FOLLOWING METES AND BOUNDS, TO-WIT:

BEGINNING AT A POINT ON THE WEST SIDE OF SECOND AVENUE, CORNER OF LOTS NOS. 1 AND 2 AND RUNNING THENCE ALONG THE DIVIDING LINE BETWEEN SAID LOTS IN A WESTERLY DIRECTION ONE HUNDRED FIFTY (DESCRIPTION CONTINUED)

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 17th DAY OF February 1961  
 FIDELITY FEDERAL SAVINGS & LOAN ASSO.

BY *Guy M. Woods*  
 Secretary-Treas.

WITNESS:  
*Shelby R. Williams*  
*Martha Miller*

SATISFIED AND CANCELLED OF RECORD  
 18 DAY OF February 1961  
*Ollie Farnsworth*  
 R.M.C. FOR GREENVILLE COUNTY, S. C.  
 AT 2:20 O'CLOCK P.M. NO. 20639