

FILED
GREENVILLE CO. S. C.

BOOK 775 Page 215

First Mortgage on Real Estate

MORTGAGED 3 55 PM 1959

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

OLIE FARMWORTH
R. M. G.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

R. A. BLAINE and wife, (hereinafter referred to as Mortgagor) SEND(S) GREETING:
W. E. BLAINE

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 Nine Thousand and No/100

DOLLARS (\$ 9000.00), with interest thereon from date at the rate of five & one-half (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, in Grove Township, being about 8 miles south of the City of Greenville, and having according to a plat of property of R. A. Blaine and W. E. Blaine recorded in Plat Book R, Page 131, and Plat Book P, Page 59, the following metes and bounds, to-wit:

BEGINNING at a point in center of public road and running thence N. 86-30 E. 580.8 feet; thence S. 45-30 E. 4851 to an iron pin at corner of land; thence N. 49 E. 1837 feet to center of public road (Golden Grove-Moonville Road); thence N. 28-15 W. along said road 1039.4 feet; thence N. 42-55 W. 600 feet to bend in road; thence N. 45-45 W. 600 feet to bend in road; thence N. 54-10 W. 1730.2 feet to bend in road; thence N. 56-15 W. 744.3 feet to bend in road; thence N. 83-15 W. 292.5 feet to bend in road; thence N. 87-05 W. 183.2 feet to bend in road; thence S. 83-20 W. 716.8 feet to bend in said road; thence N. 80-0 W. 449 feet to bend in road; thence S. 38 W. 200 feet to bend in road; thence S. 86-0 W. 60.4 feet; thence S. 21-45 W. 650 feet more or less to pin in bend of road; thence 375 feet more or less along same road to beginning corner.

LESS, however, 118.4 acres conveyed by deed recorded in Deed Book 511, Page 190, LESS Lot 6, conveyed by deed recorded in Deed Book 442, Page 323, LESS Lot 5, conveyed by deed recorded in Deed Book 476, Page 70, and LESS Lot 27 and the adjoining strip referred to as an alley conveyed by deed recorded in Deed Book 577, Page 550.

The above description covers 250 acres tract, less, however, the acreage mentioned above, leaving the mortgagors with approximately 128 acres covered by this mortgage.

Being a portion of the property conveyed to the mortgagors by deed recorded in Deed Book 260, Page 226.

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.

SATISFIED AND CANCELLED OF RECORD

DAY OF

R. M. G. FOR GREENVILLE COUNTY, S. C.

AT

PAID AND SATISFIED IN FULL

THIS DAY OF 1959 IN
FIDELITY FEDERAL SAVINGS & LOAN ASSO.

BY

WITNESS: Secretary/Treasurer