

FILED  
GREENVILLE CO. S. C.

BOOK 840 PAGE 375

OCT 31 2 52 PM 1960  
MORTGAGE  
OLIVE NORTH  
H.M.D.

First Mortgage on Real Estate

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: JOSEPH A. WELLS and HELEN D. WELLS

(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 Thirty Five Thousand and no/100 ----- DOLLARS \$35,000.00), with interest thereon from date at the rate of five & three-fourth 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, on the East side of Parkins Lake Road, the North side of E. Parkins Lake Road and the Northwest side of Interstate Highway No. 85, and being parts of Tracts Nos. 13 and 14 of Parkins Lake Development according to plat prepared by Dalton & Neves, Engineers, January 1954, which plat is recorded in the RMC Office for Greenville County, South Carolina, in Plat Book GG, at Page 39, said parcel being more particularly described according to a plat or survey prepared by Dalton & Neves, Engineers, July 1958, entitled Property of Joseph A. Wells, near Greenville, South Carolina, as follows:

BEGINNING at an iron pin on the East side of Parkins Lake Road, joint front corner of Tracts Nos. 8 and 13, and running thence with the joint line of said tracts, N. 84-29 E., 235.5 feet to an iron pin in line of Hines, joint rear corner of Tracts Nos. 8 and 13; thence with the joint line of Herman N. Hipp, Jané F. Hipp and Hines, the following courses and distances: S. 56-10 E., 674.6 feet to an iron pin, N. 33-05 E., 639 feet to an iron pin; S. 56-15 E., 307.8 feet to an iron pin in the Northwestern line of the right of way of said Interstate Highway No. 85; thence along the Northwestern line of the right of way of said highway the following courses and distances: S. 39-20 W., 97.4 feet to an iron pin; S. 50-40 E., 20 feet to an iron pin; S. 39-20 W., 349.2 feet to an iron pin; S. 41-50 W., 236.1 feet to an iron pin; N. 45-40 W., 20 feet to an iron pin; S. 46-20 W., 185.2 feet to an iron pin; S. 41-40 E., 20 feet to an iron pin; S. 50-20 W., 168.3 feet to an iron pin at the Northeastern corner of the intersection of said highway and E. Parkins Lake Road; thence with the Northern line of the right of way of said E. Parkins Lake Road, the following courses and distances: N. 80-03 W., 36 feet to an iron pin; N. 83-31 W., 377.2 feet to an iron pin; S. 81-53 W., 154.5 feet to an iron pin at the beginning of the curve at the Northeastern intersection of the rights of way of E. Parkins Lake Road and Parkins Lake Road; thence rounding the curve an arc (the chord of which is N. 71-12 W., 31.7 feet) to an iron pin in the Northeastern line of the right of way of Parkins Lake Road; thence with the Eastern line of the right of way of Parkins Lake Road the following courses 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.

(see back for continuation of description of property)

For Release 4.27 Acrea (Part Lot 14) See Deed Book 708 Page 47 Deed to Wm. M. Wells, Jr.