

First Mortgage on Real Estate

MORTGAGE

FILED GREENVILLE CO. S.C. FEB 21 4 38 PM 1961

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

CLAUDE F. CATO, CLAUDE F. CATO, JR.,  
AND LLOYD R. CATO (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 Fifty-five Thousand and No/100 DOLLARS (\$55,000.00), with interest thereon from date at the rate of six (6%) per centum per annum, said principal and interest to be repaid in monthly instalments of Six Hundred Ten and No/100 Dollars (\$610.00) each on the first day of each month hereafter until the principal and interest are fully paid; each payment to be applied first to payment of interest and then to payment of principal, 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, 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 east side of White Horse Road, containing 4.42 acres, more or less, and having according to a plat prepared by Dalton & Neves, Engineers, in February, 1948, the following metes and bounds, to-wit:

BEGINNING on the east side of White Horse Road at the corner of Graceland Cemetery; thence with Graceland Cemetery line N. 64-34 E. 462.9 feet to a pin, corner of Beth Israel Cemetery Association; thence with line of Beth Israel Cemetery Association N. 26-35 W. 443.4 feet to the road known as Earle Drive (sometimes called Ashmore Avenue); thence with south side of Earle Drive S. 62-44 W. 387 feet to a pin on Earle Drive; thence with the chord of a circular part of Earle Drive and White Horse Road S. 39-11 W. 50 feet to a pin on the east side of White Horse Road; thence with the east side of White Horse Road S. 22-21 E. 410 feet to the beginning corner.

Being the same premises conveyed to Claude F. Cato by deed recorded in Deed Book 342, Page 382 and deed recorded in Deed Book 342, Page 472, and the said Claude F. Cato conveyed a one-fourth interest to Lloyd R. Cato and Claude F. Cato, Jr., by deed recorded in Deed Book 494, Page 452.

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 4th DAY OF Dec 1970  
FIDELITY FEDERAL SAVINGS & LOAN ASSO.

BY Sam R. Glenn, Jr. Secretary  
Witness: Dorothy Rautford, Pat Chabira

SATISFIED AND CANCELLED OF RECORD  
29 DAY OF Dec 1970  
Ollie Zarusewath  
R. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 1:00 O'CLOCK P.M. NO 14966