

First Mortgage on Real Estate

MORTGAGE

MAY 19 3 41 PM 1961

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, Clifford B. Barrows and  
Wilma N. Barrows

(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 DOLLARS (\$ 35,000.00 ); with interest thereon from date at the rate of five & 3/4 per centum per annum, said principal and interest to be repaid in monthly instalments of Two Hundred Forty-six Dollars (\$ 246.00 ) 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 ~~tract~~ 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 Paris Mountain Township, containing 39.25 acres more or less and having according to a plat made by Dalton & Neves, Engineers, March 1958 entitled "Property of Clifford B. Barrows and Wilma N. Barrows, the following metes and bounds, courses and distances, to-wit:

Beginning at an iron pin in the center of North Parker Road, corner of property now or formerly of Kearns; thence with the line of said property N. 41-0 E. 1150 feet more or less to a stone; thence S. 57-0 E. 333 feet to a stone corner of Thompson property; thence with the line of said property N. 63-30 E. 409 feet to an iron pin; thence N. 22-0 W. 1634 feet to an iron pin corner of Coleman property; thence with the line of said property S. 51-11 W. 923.2 feet to an iron pin; thence with the line of Ramsey and Mullinax property S. 28-15 E. 680 feet more or less to stone on branch; thence down said branch as the line, the following courses and distances, S. 80-20 W. 100 feet; S. 72-20 W. 76 feet; S. 65-55 W. 100 feet; S. 72-45 W. 100 feet; S. 60-10 W. 100 feet; S. 31-15 W. 100 feet S. 64-20 W. 91.7 feet to an iron pin in the center of North Parker Road; thence with the center of said Road as the line 840 feet more or less to the beginning corner.

TOGETHER with all rights which the mortgagors have in and to the use of a 20 foot road over the adjoining property of James P. Coleman and property now or formerly of H. T. Batson, all of which is more particularly shown in deed from H. T. Batson to Dit White Poe, recorded in Deed Vol. 405 at page 338 and in deed from Dit White Poe to James P. Coleman, recorded in Deed volume 466 at page 149 of the RMC Office for Greenville County, S. C.

This is the same property conveyed to mortgagors by deed of William Maxwell Poe recorded March 10, 1958 in deed volume 594 page 213 of the RMC Office for Greenville County, S. C.

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.