

BOOK 863 PAGE 512

First Mortgage on Real Estate

MORTGAGE

JUL 22 11 45 AM 1967

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Harold E. Babb and Virginia Babb

(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 Five Thousand Five Hundred and no/100-----

DOLLARS (\$5,500.00) with interest thereon from date at the rate of Five and three-fourths per centum per annum, said principal and interest to be repaid in monthly instalments of Thirty-Eight and no/100----- Dollars (\$38.00) 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, in Chick Springs Township, containing 9.04 acres as shown by a plat made by T. T. Dill in August, 1951, and also being shown as Tract 5.1, Block 1, Page P36 of the County Block Book, and being more particularly described as follows:

BEGINNING at an iron pin in the road leading to State Park and running thence along the line of property of E. H. Whetfield N. 35-05 E. 851.8 feet to iron pin at the west end of a pier; thence N. 17 W. 61 feet to iron pin on branch; thence in a northwesterly direction 595 feet to a Persimmon tree; thence S. 18-38 W. along the line of Alewine property, 1,170.5 feet to pin in road leading to State Park; thence with said road S. 68-40 E. 253.5 feet to the beginning corner.

ALSO any additional property lying north of Jones Mill Road as described in a deed to the Mortgagor recorded in Deed Book 496, at page 138.

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 14 DAY OF April 1967
FIDELITY FEDERAL SAVINGS & LOAN ASSO.
BY W. A. Evers Secretary-Clerk

WITNESS:
Lynn M. Gray
Joy S. Simons

SATISFIED AND CANCELLED OF RECORD
17 DAY OF April 1967
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 12:10 O'CLOCK P. M. NO. 24903