

JAN 4 3 26 PM 1963

First Mortgage on Real Estate

MORTGAGE

OLLIE FARNSWORTH
R. M. C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Charles F. Tatham
(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 TWO HUNDRED AND NO/100THS- - - - - DOLLARS (\$3200.00), 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 THIRTY TWO AND NO/100THS- - - - - Dollars (\$ 32.00) 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, being shown and designated as Tract No. 3 of the property of E. C. Tatham according to plat made by Dalton and Neves on August 22, 1947, recorded in the Office of R.M.C. for Greenville County in Plat Book "P" at Page 151, and containing 10.75 acres, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin in center of Gibbons Road, and running thence N. 6-31 E. 687.9 feet to an iron pin, and running thence N. 42-05 E. 255 feet to the center of a County Road; thence N. 86-00 E. 71 feet to an iron pin in center of said County Road; thence along the center of said County Road, S. 64-00 E. 400 feet to an iron pin in center of said Road; thence S. 54-45 E. 202 feet to an iron pin; thence S. 20-30 W. 313.4 feet to an iron pin; thence S. 18-36 W. 88.2 feet; thence S. 18-36 W. 20 feet to an iron pin in center of Gibbons Road; thence along the center of Gibbons Road, S. 77-40 W. 120 feet to an iron pin; thence continuing along the center of said Road, S. 73-18 W. 100 feet; thence S. 69-11 W. 300 feet; thence along the center of said Road, S. 70-00 W. 100 feet to an iron pin; thence S. 71-10 W. 84.4 feet to an iron pin, the beginning corner.

LESS HOWEVER a lot situate on the northern side of Motor Boat Club Road having a frontage of 130 feet and extending back to a depth of 200 feet and being more particularly described in a mortgage this day executed to Fidelity Federal Savings & Loan Association in the sum of \$9,000.00

Said premises being the same conveyed to the mortgagor by deed recorded in Deed Book 319 at Page 292.

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 17th DAY OF JAN 1963
FIDELITY FEDERAL SAVINGS & LOAN ASSO.
BY Sam K. Allen
Secretary-Treasurer
WITNESSES

RECEIVED AND CANCELLED BY AS ABOVE
17th DAY OF JAN 1963
OLLIE FARNSWORTH
R. M. C. FOR GREENVILLE COUNTY S. C.
9:10 A.M. NO 15160