

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:

James W. Nelms and Paul A. Nelms

(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

----- Fifteen Thousand and no/100-----

DOLLARS (\$ 15,000.00-----), 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

One Hundred Twenty Six and no/100dollars (\$126.00 ) 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, situate at the South-western corner of Buford Street and Spring Forest Road, being shown and designated as Lot 56 on a plat of Spring Forest Sub-division, recorded in Plat Book XX at page 126 and being more fully described as follows:

BEGINNING at an iron pin at the Southwestern corner of Spring Forest Road and Buford Street and running thence with the Western side of Buford Street, S. 11-45 E. 95 feet to a pin at corner of Lot 57; thence with the line of Lot 57, S. 78048 W. 154.3 feet to a pin at the corner of Lot 55; thence with the line of Lot 55, N. 7-23 W. 130 feet to a pin on Spring Forest Road; thence with the Southern side of said Road, N. 82-37 E. 120 feet to an iron pin, corner of Buford Street; thence with the curve of the intersection of Buford Street, the chord of which is S. 54-14 E. 36.6 feet to the point of Beginning.

Being the same property conveyed to the Mortgagors by deed of McCall-Threatt Enterprises, Inc. recorded in Deed Book 739 at page 522.

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 15<sup>th</sup> day of June 1964  
FIDELITY FEDERAL SAVINGS AND LOAN ASSO

BY David E. McMenaway  
dash [unclear]

WITNESSES  
Randy McAdams  
Berline McClain

SATISFIED AND CANCELLED OF RECORD

15<sup>th</sup> day of June 1964  
Ollie Farnsworth  
GREENVILLE CO. S. C.  
12:00 P.M. 35417