

MAR 5 2 45 PM 1964

BOOK 951 PAGE 196

First Mortgage on Real Estate

OLLIE FARNSWORTH
R.M.C.

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

BOTANY WOODS, INC.

(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 and No/100-----
DOLLARS (\$35,000.00), 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 **Two Hundred Ninety-Six and No/100-----** Dollars (\$296.00) 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,

shown as lot No. 300A on plat of Botany Woods, Sector VI, recorded in the R.M.C. Office for Greenville County in Plat Book YY at Page 131, and according to said plat having the following metes and bounds, to-wit:

"BEGINNING at an iron pin on the southern side of BONAVENTURE DRIVE at the front corner of lot No. 301, and running thence with Bonaventure Drive, N. 85-52 E. 150 feet; thence still with said Bonaventure Drive, S. 68-30 E. 95 feet to pin; thence around a curve to the right, 30.5 feet to a stake in BOTANY ROAD; thence with Botany Road, S. 37 W. 125 feet to a stake; thence continuing with Botany Road, S. 34-41 W. 130 feet to iron pin in line of lot No. 303; thence with the line of lot No. 303, N. 32-30 W. 140 feet to iron pin; rear corner of lot No. 301; thence with the line of lot No. 301, N. 8-07 W. 145.6 feet to the point of beginning."

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 26th DAY OF October 1964

FIDELITY FEDERAL SAVINGS & LOAN ASSOC.

BY Milton J. Whitmire / Pres.

WITNESS: Charles J. Carlberg
Evelyn J. Davis

SATISFIED AND CORRECTED BY RECORDS
27 DAY OF Oct 1964
Ollie Farnsworth
R.M.C., FOR GREENVILLE COUNTY, S. C.
AP/12-0901/CLERK P. L. NO. 12485