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OLLIE F. SWORTH
R. M. O.

BOOK 958 PAGE 404

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

F. L. Cothran and Betty Lee Cothran

(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) in the sum of - - - - - **TEN THOUSAND FIVE HUNDRED AND NO/100THS** - - - - - DOLLARS (\$ **10,500.00**), with interest thereon at the rate of **six (6%)** per cent per annum as evidenced by the Mortgagor's note of even date herewith payable as therein stated, or as hereafter modified by mutual agreement, in writing, the final maturity of which is **eighteen** years after the date hereof, unless extended by mutual consent, the terms of said note and any agreement modifying it are incorporated herein by reference; and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced or readvanced to or for the Mortgagor's account, 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 Paris Mountain Township, known as Tracts Nos. 2 and 3 on plat of property of D. B. Tripp prepared by W. J. Riddle, Surveyor, April 1943, recorded in Plat Book N at page 161, said tracts containing as one boundary 43.41 acres and being more particularly described as follows:**

BEGINNING at a stake in the center of Rutledge Lake Road at corner of Tract No. 4 and running thence with said Road N. 7-45 E. 220 feet to a stake at corner of Tract 2; thence still with said Road N. 46-45 E. 127.8 feet to a stake; thence still with said Road, N. 65-15 E. 303 feet to a stake, corner of Tract 1; thence with the line of that Tract N. 6 W. 395 feet to a stake; thence N. 29-30 W. 924 feet to a beech on branch, corner of McDaniel property; thence N. 72 W. 792 feet to a stake, corner of Arthur Batson property; thence with his line S. 25 W. 1122 feet to a stone, corner of Martin property; thence S. 76-30 E. 551 feet to an iron pin, corner of Tract 3; thence S. 23-30 W. 108 feet to a stake, corner of Tract 5; thence with the line of that tract S. 2-45 E. 525 feet to a stake, corner of Tract 4; thence with the line of that tract S. 82-30 E. 779 feet to the beginning corner.

Being the same property conveyed to the Mortgagors herein by deed recorded in Deed Book 270 at page 374.

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.

RECORDED AND CANCELLED OF RECORD

11th DAY OF June 1976

RECORDED IN DEED BOOK

NO. 1274 OF BOOK P. M. NO. 32285

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 39 PAGE 287