

First Mortgage on Real Estate

MORTGAGE SEP 11 4 20 PM 1964

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, Robert L. Watkins, Jr. and

Tamara A. Watkins, (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 Nineteen Thousand, Five Hundred and No/100----- DOLLARS (\$ 19,500.00), 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 12 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 ^{those} ~~that~~ certain piece, ^sparcel ^sor lot ^sof land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in the City of Greenville, being known and designated as a minor portion of Lot 11, a minor portion of Lot 12, the major portion of Lot 13, an unnumbered lot, and all of Lots 15 and 16 according to a plat of the Houston property prepared by Carolina Engineering & Surveying Co. March 1961, recorded in the R. M. C. Office for Greenville County in Plat Book XX at Page 147, and having, according to said plat, the following metes and bounds, to-wit:

"BEGINNING at an iron pin at the northeastern corner of the intersection of Church Street with Rose Avenue and running thence along the easterly right-of-way of Church Street, N. 25-32 E. 2.15 feet to an iron pin on the joint lines of Lots Nos. 11 and 12; thence along the easterly right-of-way of said Church Street, N. 25-32 E. 108.15 feet to an iron pin at the point where said right-of-way crosses the joint line of Lots 12 and 13; thence along the easterly right-of-way of said Church Street, N. 25-32 E. 30 feet to an iron pin at the intersection of the rear line of Lot 13; thence along the line of Lot 13, N. 86-17 E. 36.6 feet to an iron pin at the joint rear corner of Lots 13 and 15; thence with the line of Lot 15, N. 86-17 E. 29 feet to an iron pin at the rear corner of Lot 16; thence with the rear line of Lot 16, N. 2-30 W. 77.5 feet to an iron pin; thence N. 88-44 E. 108.4 feet to an iron pin on the westerly side of Houston Street; thence along the westerly side of Houston Street, S. 2-58 W. 203.2 feet to an iron pin at the intersection of said Houston Street and Rose Avenue; thence with the northern side of Rose Avenue, S. 88-0 W. 120 feet to an iron pin at the corner of Lot 13; thence still with the northern side of Rose Avenue, S. 88-0 W. 101.0 feet to the point of beginning.

ALSO: All that piece, parcel or lot of land in the City and County of Greenville, State of South Carolina, known and designated as the remaining portions of Lots Nos. 8 and 9, Block E, Chapin Springs Land Co. as originally shown on plat recorded in the R. M. C. Office for Greenville County in Plat Book "E", at Page 41 and having, according to said plat, the following metes and bounds, to-wit:

(continued on reverse side)

PAID AND SATISFIED IN FULL

THIS 23 DAY OF Aug. 19 65

FIDELITY FEDERAL SAVINGS & LOAN ASSO.

BY Elizabeth Nicoll

WITNESS:

Ursula Kleinie
Lynn Taylor

SATISFIED AND CANCELLED OF RECORD

24 DAY OF Aug. 19 65

Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 1:58 O'CLOCK P. M. NO. 6144