

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: Edna Sue Marshbanks, Fred L. Jones, Rawie Jones McManaway, Marguerite Johnston Hays and John E. Johnston, Jr.

(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

Four Thousand and no/100 -----
DOLLARS (\$ 4,000.00), 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

Forty-five and no/100----- Dollars (\$ 45.00) 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, City of Greenville, fronting on the Old Furman Campus and having the following metes and bounds:

Beginning at a point on Howe Street, sixty-six feet from the corner of Howe Street and Elkins Street and running thence with Howe Street, N 21 E 60 feet; thence N 69 W 165 feet; thence S 9-52 W 61 feet; thence S 69 E 156.5 feet to the beginning point.

This is the same property conveyed to Edna Sue Marshbanks and Leila Jane Jones on April 5, 1912 by deed recorded in Deed Book 12, page 486. Leila Jane Jones did testate on March 11, 1943 (See Probate Apt. 464, file 13) leaving a life estate in her one half interest to Edna Sue Marshbanks, with remainder to the other mortgagors herein. Each party does hereby convey by way of mortgage his interest therein.

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 5 DAY OF March 1969
FIDELITY FEDERAL SAVINGS & LOAN ASSO

BY V. W. Cline Jr. Loan Service Officer
Secretary-Treas

WITNESS:

Ella Rae Crawford
Elizabeth Westmoreland

SATISFIED AND CANCELLED OF RECORD

1 DAY OF April 1969
Oliver Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 9:30 O'CLOCK A. M. NO. 3255