

RECORDED AND CANCELLED OF RECORD
3 DAY OF July 1975
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 10:19 O'CLOCK, 7. M. NO. 362

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 31 PAGE 438

BOOK 988 PAGE 336

First Mortgage on Real Estate

FILED
GREENVILLE CO. S. C.
MORTGAGE
MAR 11 4 55 PM 1975

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WALLACE F. PATE

(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 ~~thirty-one thousand three hundred seventy-eight and 14/100~~ **Thirty-One Thousand Three Hundred Seventy-Eight and 14/100** DOLLARS (\$31,378.14), with interest thereon at the rate of ~~Five & Three-Fourths~~ **Five & Three-Fourths** 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 _____ 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, on the south side of Roe Ford Road, being known and designated as lot 58 of Stratford Forest as shown on a plat recorded in Plat Book KK at Page 89, and according to said plat, having the following metes and bounds:

BEGINNING at an iron pin on the south side of Roe Ford Road (S.C. Highway 88), corner of lot 57, thence with the line of lot 57, S. 12-25 W. 295.5 feet to an iron pin in the line of lot 48; thence with the line of lot 47 and lot 48, N. 74-08 W. 233 feet to an iron pin, corner of lot 59; thence N. 21-45 E. 291.2 feet to an iron pin on the south side of said road; thence with said road, S. 76-18 E. 184.9 feet to the beginning corner. Being the same property conveyed to the mortgagors by deed recorded in Deed Book 579 at Page 482.

ALSO, the western portion of lot 57 as shown on a plat of Stratford Forest, recorded in Plat Book KK at Page 89, and described as follows:

BEGINNING at an iron pin on the southern side of Roe Ford Road at corner of lot 58 and running thence with the line of lot 58, S. 12-25 W. 295.5 feet to iron pin in rear line of lot 48; thence with line of lot 48, S. 74-08 E. 102.2 feet to iron pin; thence N. 13 E. 297.4 feet to iron pin on Roe Ford Road; thence with Roe Ford Road N. 75-40 W. 103.1 feet to the point of beginning. Being the same property conveyed to the said A. Raymond Andrews and Alice K. Andrews by deed recorded in Volume 598 at Page 31.

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.