

APR 13 3 47 PM 1965

OLLIE FARNSWORTH
R. M. C.

BOOK 891 PAGE 377

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Threatt-Maxwell Enterprises, Inc. (Formerly M.T.M. Enterprises, 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) in the sum of - - - - - **EIGHTEEN THOUSAND AND NO/100THS-** - - - - - DOLLARS (\$ **18,000.00**), 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 **fifteen** 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, **situate on the southern side of Colvin Road, being shown and designated as Lot 39 on plat of Heritage Hill recorded in Plat Book YY at page 187 and having, according to said plat, the following metes and bounds, to-wit:**

BEGINNING at an iron pin on the southern side of Colvin Road at the joint front corner of Lots 39 and 40 and running thence with the line of Lot 40, S. 9-45 E. 170 feet to pin in rear line of Lot 27; thence with the rear line of Lot 27 and Lot 28, S. 80-15 W. 105 feet to pin at rear corner of Lot 38; thence with the line of Lot 38, N. 9-45 W. 170 feet to pin on Colvin Road; thence with the southern side of Colvin Road, N. 80-15 E. 105 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 25 DAY OF February 1966
FIDELITY FEDERAL SAVINGS & LOAN ASSO
BY Jas. L. Love Secretary-Treas.
WITNES:
Lynn M. Gray
Helene M. Adams

SATISFIED AND CANCELLED OF RECORD
28 DAY OF February 1966
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 1:47 O'CLOCK P M. NO. 24917