

JUL 15 9 32 AM 1965

BOOK 1001 PAGE 58

OLLIE F. B. WORTH
R. M. C.

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA } George K. Nickles, Trustee for George
COUNTY OF GREENVILLE } McLeland Nickles, Robert William Nickles,
TO ALL WHOM THESE PRESENTS MAY CONCERN: John Kenneth Nickles, James Andrew
Nickles and Charles Allen Nickles

(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 Seventy-Eight Thousand and No/100 ----- DOLLARS (\$ 78,000.00), with interest thereon at the rate of 5 3/4 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 15 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, on the southern side of West Stone Avenue, in the City of Greenville, and being more particularly described as follows:

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"BEGINNING at an iron pin on the southern side of West Stone Avenue, at the northeastern corner of Lot 9, as shown on the City Block Book, and running thence with the southern side of West Stone Avenue, S. 84-30 E. 137 feet to pin; thence S. 4-30 W. 162 feet to pin; thence N. 84-30 W. 138 feet to pin; thence N. 5-14 E. 162 feet to the beginning corner."

Said premises being the same two lots conveyed to the mortgagor by deeds recorded in Deed Books 669 at Page 233 and 685 at Page 367.

"Also, all that other lot of land on the southern side of West Stone Avenue, in the State, County and City aforesaid, and described as follows:

"BEGINNING at a stake on the southern side of West Stone Avenue, said stake being the northeastern corner of the lot conveyed by Thomas B. Butler, as Trustee, to Julia McCarrell Foster, said stake being in the center of a 10 foot driveway, and running in an easterly direction with Stone Avenue 45 feet to iron pin; thence S. 4-30 W. 139 feet to stake; thence N. 87 W. parallel with Parker Street 45 feet to stake at the corner of McCarrell lot; thence N. 4-30 E. 139 feet to the beginning; subject to the easement affecting the five foot strip used as a driveway, and also mortgagor's interest in the 5 foot strip comprising one-half of the joint driveway."

Being the same property conveyed to the mortgagor by deed recorded in Deed Book 673 at Page 533.

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.

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 71 PAGE 1053

SATISFIED AND CANCELLED OF RECORD
Donnie S. Van Kester DAY OF *August* 1960
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT *1:11* O'CLOCK *P* M. NO. *5880*