

MORTGAGE

FILED GREENVILLE CO. S.C.

STATE OF SOUTH CAROLINA } COUNTY OF GREENVILLE }

APR 12 2 17 PM 1970

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) 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 Thirty-Five Thousand and No/100----- DOLLARS (\$ 35,000.00), with interest thereon from date at the rate of six per centum per annum, said principal and interest to be repaid in monthly instalments of Three Hundred Fifty and No/100-----Dollars (\$ 350.00) 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.

those 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, within the corporate limits of the City of Greenville, being known and designated as a portion of Lots 8 and 9, Block B and a portion of Lots 9 and 10, all of Lots 11, 12, 13, a portion of Lots 14, 15 and 16, Block E of a subdivision known as Chapin Spring Land Co. according to a plat thereof prepared May 1917 and recorded in the R. M. C. Office for Greenville County in Plat Book E at page 41. ALSO: All that portion of Pearl Avenue abutting said property between the eastern side of the right-of-way of Church Street and the western side of Houston Street. LESS, HOWEVER, that part or portion of the above lots conveyed or granted to the City of Greenville, and/or the South Carolina Highway Department as a right-of-way and/or easement and/or grant for South Church Street running from West Washington Street to Augusta Street in the City of Greenville.

The above described property was conveyed to the mortgagors by deeds recorded in the R. M. C. Office for Greenville County listed as follows: Deed Vol. 790, at page 527; Deed Vol. 788 at page 5; Deed Vol. 788 at page 3; Deed Vol. 727 at page 449; Deed Vol. 787 at page 146; Deed Vol. 727 at page 127; Deed Vol. 780 at page 466; Deed Vol. 757 at page 266; Deed Vol. 727 at page 145; Deed Vol. 749 at page 343 and Deed Vol. 743 at page 391.

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

TITLE 8 DAY OF April 1970 FIDELITY FEDERAL SAVINGS & LOAN ASSO

BY Gerry M. Woods asst. V. Pres. Secretary-Treas

WITNESS: Barbara Shaw Ann Cunningham

SATISFIED AND CANCELLED OF RECORD 10 DAY OF April 1970 R. M. C. FOR GREENVILLE COUNTY, S. C. AT 10:51 O'CLOCK A. M. NO. 22140