

APR 13 2 51 PM 1957

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MORTGAGE OF REAL ESTATE—Offices of Price & Poag, Attorneys at Law, Greenville, S. C.

OLLIE B. BERTH
R.M.C.

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

CAROLINA PLATING WORKS, INC. (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto J. F. FOWLER

(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),
due and payable in five (5) consecutive payments of Eight Hundred Dollars (\$800.00)
each, plus interest, each payment to be made on the anniversary date hereof, with
the right to anticipate in part or in full at any time

with interest thereon from date at the rate of six (6) per centum per annum, to be paid: Annually

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 purposes:

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, having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the south side of Riverside Road 350 feet from the intersection of Riverside Road and McBeth Street; thence S. 47-40 W. 345 1/2 feet to right-of-way of the G. & W. Railway; thence with said right-of-way, N. 46-55 W. 244 1/2 feet to iron pin; thence N. 47-40 E. 367 1/2 feet to an iron pin on the south side of Riverside Road; thence with Riverside Road, S. 41-50 E. 244 1/2 feet to the beginning corner, containing two acres, more or less.

The above described property is the same conveyed to the Mortgagor by the Mortgagee by deed to be recorded herewith.

This is a Purchase Money Mortgage.

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 in full and satisfied March 4, 1958.
J. F. Fowler
Witness A. C. Blackburn Jr.*

SATISFIED AND CANCELLED OF RECORD

1 DAY OF March 1958
Ollie B. BERTH
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 7:31 O'CLOCK P. M. NO. 42802