

NOV 9 2 42 PM 1937

BOOK 1057 PAGE 153

First Mortgage on Real Estate

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

M. G. PROFFITT, 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 -----

Thirty Thousand and No/100 ----- DOLLARS
(\$ 30,000.00), with interest thereon at the rate of six and one-half 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 20 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, Butler Township, being shown and designated as Lot 34 on plat of Pelham Estates, recorded in Plat Book PPP, Pages 28-29, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Saint Augustine Drive at the joint front corner of Lots 34 and 33 and running thence with the line of Lot 33 N. 31-17 E. 200 feet to pin in line of Lot 25; thence with the line of Lots 25 and 24 S. 58-43 E. 200 feet to pin at rear corner of Lot 35; thence with the line of Lot 35 S. 31-17 W. 200 feet to pin on Saint Augustine Drive; thence with the northeastern side of said drive N. 58-43 E. 200 feet to point of beginning.

Being the same premises conveyed to the mortgagor by deed of Mac-Threa-Max Enterprises, Inc., to be recorded herewith.

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 11 PAGE 523

SATISFIED AND CANCELLED OF RECORD
DAY OF Nov 1937
Shaloch Reddle
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 11:08 O'CLOCK A. M. NO. 13813

*For Modification and Resumption Agreement to this Mortgage see R. & M. Book 1149 Page 66.
The Extension Agreement see R. & M. Book 1095 Page 159
The Extension Agreement see R. & M. Book 1094 Page 457*