

MAY 31 1967
12:30 P.M.

BOOK 1059 PAGE 151

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Fletcher J. Hawkins & Gaynell B. Hawkins
(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 Twenty-four Thousand -----DOLLARS (\$ 24,000.00), with interest thereon at the rate of six & 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 25 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 advanced 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, in the city of Greenville, on the northwest side of Dameron Avenue, being shown as Lot No. 40 on Plat of Section F of Gower Estates, recorded in the RMC Office for Greenville County, S. C., in Plat Book JJJ, page 99, made by R. K. Campbell and Webb Surveying & Mapping Co., November 1965, and having according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the northwest side of Dameron Avenue at the joint front corner of Lots 39 and 40 and runs thence along the line of lot 39, N. 21-20 W. 180 feet to an iron pin; thence S. 70-08 W. 152 feet to an iron pin; thence along the line of Lot 41 S. 19-28 E. 186.9 feet to an iron pin on the northwest side of Dameron Avenue; thence along Dameron Avenue N. 71-58 E. 140.4 feet to an iron pin; thence still along Dameron Avenue N. 65-58 E. 20 feet to the beginning corner.

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.

SATISFIED AND CANCELLED OF RECORD
17th DAY OF Aug 79
Dennis J. Sandberg
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 10:11 O'CLOCK A. M. NO. 5727

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 67 PAGE 1435