

SEP 14 2 32 PM 1967

BOOK 1069 PAGE 233

OLLIE FARNSWORTH
R. M. C.

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: Sue C. Ashmore

(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 FIVE THOUSAND AND NO/100THS- - - - - DOLLARS (\$ 35,000.00), with interest thereon at the rate of 6-3/4% 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 ten 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 northwestern side of Pleasantburg Drive (By-Pass 291) in the City of Greenville, and being a portion of the property of Sue C. Ashmore as shown on a plat made by Piedmont Engineering Service and revised July 29, 1959, and is described as follows:

BEGINNING at a point on the northwestern side of Pleasantburg Drive 325 feet northeast from an unnamed private street and also being 160 feet northeast from the property leased to Consolidated Oil Company, and running thence with the northwestern side of Pleasantburg Drive, N. 46-30 E. 150 feet to a point; thence N. 43-30 W. 335 feet, more or less to a point on the southeastern side of an alley; thence with the southeastern side of said alley, S. 68-13 W. 120 feet, more or less, to a point; thence continuing with said alley, S. 40-12 W. 40 feet, more or less, to a point; thence S. 43-30 E. 375 feet, more or less, to the beginning corner.

This description is intended to and does and shall be construed to include all of the property described and included in the lease to American Dairy Queen.

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 55 PAGE 07

SATISFIED AND CANCELLED ON 6th day of Feb. 1978
M. R. C. FOR GREENVILLE COUNTY, S. C.
AT 11:30 O'CLOCK P. M. NO. 23127