

JUN 28 3 13 PM 1968

First Mortgage on Real Estate

OLLIE FARNSWORTH
R. M. C.
MORTGAGE

BOOK 1096 PAGE 329

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

JOE E. HAWKINS ENTERPRISES, 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 ----- Eighteen Thousand and no/100----- DOLLARS (\$ 18,000.00---), 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 ----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 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, shown as Lot 137, Section III, of Westcliffe Subdivision, as shown on plat thereof prepared by Piedmont Engineers & Architects, December 11, 1963, revised September 24, 1965, and recorded in the RMC Office for Greenville County in Plat Book JJJ at pages 72, 73, 74 and 75, and having according to said plat the following metes and bounds:

Beginning at an iron pin on the northern side of Eastcliffe Way at the joint front corner of Lots 138 and 137 and running thence N 16-00 W 230 feet to an iron pin; thence running N 70-05 E 88.2 feet to an iron pin; thence running S 24-30 E 220 feet to an iron pin on the northern side of Eastcliffe Way; thence with the northern side of Eastcliffe Way, S 72-29 W 120 feet to the point of beginning.

Being the same property conveyed to the grantor (mortgagor) by deed of I. H. Philpot as Trustee 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.

PAID AND Satisfied ON
THIS 13 DAY OF March 1969
FIDELITY FEDERAL SAVINGS & LOAN ASSO.

BY Sarah B. Robinson
Secretary-Treas.

WITNESS:
Bonnie Williams
Frances Miller

SATISFIED AND CANCELLED OF RECORD

17 DAY OF March 1969
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.

AT 10:31 O'CLOCK A. M. NO. 21250