

GREENVILLE CO. S. C.

JUN 26 11 16 AM '70

BOOK 1159 PAGE 173

OLLIE FARNSWORTH
R. H. C.

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS-MAY CONCERN:

Talmadge E. Hathcock
and Phyllis H. Hathcock (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 Thirteen Thousand and no/100 ----- DOLLARS (\$13,000.00), with interest thereon at the rate of eight 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, at the corner of Fleetwood Drive and Cool Brook Drive and being shown and designated as Lot 34 on plat of Magnolia Acres, recorded in the RMC office for Greenville County in Plat Book GG at page 133 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Fleetwood Drive at the joint front corner of Lots 34 and 35 and running thence with line of Lot 35, S 25-49 E 152 feet to pin in line of Lot 51; thence with line of Lot 51, S 60-33 W 123.5 feet to pin on eastern side of Cool Brook Drive; thence with the eastern side of said drive, N 33-30 W 136.2 feet to pin; thence with intersection of Cool Brook Drive and Fleetwood Drive the chord of which is N 15-70 E 33 feet to pin on Fleetwood Drive; thence continuing with said drive, N 64-11 E 119.4 feet to the point of beginning.

Said premises being the same conveyed to the mortgagors herein by deed 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 4 PAGE 568

SATISFIED AND CANCELLED OF RECORD

6 DAY OF Jan 1972
Ollie Farnsworth

R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 4:34 O'CLOCK P M. NO. 18444