

FILED  
GREENVILLE CO. S. C.  
JAN 10 10 15 AM '71

BOOK 1177 PAGE 504

First Mortgage on Real Estate  
DOWNTOWN

OLLIE FARNSWORTH  
R. M.  
MORTGAGE

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Lawrence H. Hunnicutt, Jr. and  
Sylvia A. Hunnicutt (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 Eleven Thousand Eight Hundred Fifty and No/100-----DOLLARS (\$ 11,850.00 ), with interest thereon at the rate of (8%) 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 Fifteen (15) 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, containing approximately 4.10 acres as shown on a plat recorded in the RMC Office for Greenville County in Plat Book 44 at Page 179 and entitled "Survey for W. M. Gilliland"(sic) and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin in the center of a County Road which runs in a southeasterly direction to an intersection with Miller Road; running thence from the iron pin in the center of said County Road, S. 15-34 W. 886.3 feet along the property now or formerly of Sara Bates to an old iron pin; thence with the property now or formerly of R. C. Collins, Sr., N. 73-40 W. 200 feet to an iron pin; thence with the property of the Grantors, N. 15-38 E. 905.2 feet to an iron pin in the center of the County Road first mentioned; thence with the center of said County Road, S. 68-15 E. 200 feet to the point of beginning.

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.