

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE AND
COUNTY OF PICKENS
TO ALL WHOM THESE PRESENTS MAY CONCERN:

Fred A. Cashion and Shirley J. Cashion (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 Six Thousand and No/100----- DOLLARS

(\$ 26,000.00) as evidenced by the Mortgagor's note of even date, bearing interest as stated in said note, and payable as therein stated or as modified by mutual agreement, in writing, the final maturity of which is twenty 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, known and designated as Lot 95 Section II according to a plat of "Subdivision of Dunean Mills" by Pickell & Pickell, dated June 7, 1948 and recorded in Plat Book S at Pages 173-177, RMC Office for Greenville County, being more fully described as follows:
BEGINNING at the joint front corner of Lots 95 and 96 on Duke Street and running with the line of Lot 96, S. 64-22 E. 135 feet to an iron pin on the edge of a 15 foot alley; thence with the alley as the line, S. 29-16 W. a unspecified distance to the joint rear corner of Lots 94 and 95; thence with the line of Lot 94 N. 64-22 W. 130 feet to the joint front corner of Lots 94 and 95; thence with Duke Street as the line N. 25-44 E. 80.1 feet to the beginning point.

ALSO: All that piece, parcel or lot of land situate in the State of South Carolina, Pickens County, north of the City of Easley and near the Rolling Green Golf Course, being more fully described as follows:
BEGINNING at an iron pin on the south side of a County Road at the corner of this property and other property formerly belonging to Larry Allen and running S. 10-19 E. 206.2 feet to an iron pin; thence N. 89-16 E. 65.3 feet to an iron pin; thence S. 14-00 W. 281.3 feet to an iron pin; thence N. 77-40 W. 265 feet to an iron pin; thence N. 28-20 E. 470.8 feet to the beginning point.

ALSO: A tract of land situate in Pickens County, Dacusville Township, South Carolina containing 22.9 acres, more or less, according to a plat by J. Coke Smith, dated August 12, 1952 being more fully described as follows:
BEGINNING at a point in an old road at the Northwest corner of said tract and running thence N. 74-00 E. 745 feet to a point in the road; thence with the center of the road as the line, N. 81-30 E. 43 feet; thence continuing with the center of the road, N. 82-00 E. 100 feet to an iron pin; thence continuing with the center of the road, S. 75-00 E. 40 feet; thence leaving the road and running S. 28-20 W. 500.8 feet to a point; thence S. 77-40 E. 265 feet; thence S. 14-20 W. 335 feet; thence S. 80-00 W. 450 feet; thence S. 19-15 W. 222 feet; thence N. 76-30 W. 490 feet; thence S. 80-00 W. 150 feet to a point in the center of a road; thence with the road as the line the following courses and distances: N. 14-15 E. 132 feet;

(CONTD. ON BACK)

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.