

OCT 21 4 11 PM 1961

MORTGAGE

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

Botany Woods, Inc. (hereinafter referred to as Mortgagor) SEND(\$) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, GREENVILLE, S. C., (hereinafter referred to as Mortgagee), as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference in the sum of Eleven Thousand and No/100

DOLLARS (\$11,000.00), with interest thereon from date at the rate of Six per centum per annum, said principal and interest to be repaid in monthly instalments of Ninety-Three and No/100 Dollars (\$93.00) each on the first day of each month hereafter until the principal and interest are fully paid, each payment to be applied first to payment of interest and then to payment of principal, and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purpose, including advances made by the Mortgagee on either 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,

lying on the southern side of Poinsett Avenue, in Ward # 2 of the City of Greenville, shown as lot # 41, and the eastern 15 feet of lot # 40 on plat of the property of W. C. Cleveland, prepared by R. E. Dalton dated March 1910, recorded in Plat Book B at Page 11, and according to said plat described as follows:

"BEGINNING at an iron pin on the southern side of Poinsett Avenue, at the joint front corner of lots # 41 and 42, and running thence with the line of said lots, S. 26-59 W. 172.5 feet to an iron pin on the northern side of an alley; thence with the line of said alley, thence with the line of said alley, N. 63-01 W. 85 feet to iron pin in the rear line of lot # 40; thence through said lot, N. 26-59 E. 172.5 feet to iron pin on the southern side of Poinsett Avenue; thence with the southern side of said avenue, S. 63-01 E. 85 feet to the point of beginning."

Being the same premises conveyed to the mortgagor by Louise R. Brock by deed to be recorded.

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 IN FULL

THIS 11 DAY OF OCTOBER 1961
FIDELITY FEDERAL SAVINGS & LOAN ASSN

BY _____
Secretary-Treas.

WITNESS:

RECORDED AND CONFIRMED BY
F. M. C. FOR GREENVILLE & COUNTY OF GREENVILLE
THIS 21 DAY OF OCTOBER 1961