

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

FRANK E. R. SIENA, TRUSTEE, WALTER S. GRIFFIN, C.T. WYCHE, FANNIE I. CROMWELL, and DERBY HEIGHTS, INC., (hereinafter referred to as Mortgagor) SEND(S) GREETING: a South Carolina corporation,

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 One Hundred Fifty Thousand & no/100- - - - - DOLLARS (\$ 150,000.00

), with interest thereon from date at the rate of five & three-fourths per centum per annum; ~~said principal and interest to be repaid in monthly instalments of interest alone payable until maturity in quarterly instalments of Twenty-one Hundred Fifty-six & 25/100 Dollars (\$ 2,156.25) 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~~ The entire amount of the loan shall be due and payable five (5) years from date; 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 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~~ just off Laurens Road, near the City of Greenville, in the County of Greenville, being known and designated as Tract 2 on Plat of Property of Frank E. R. Siena, Trustee, made by Dalton & Neves, Engineers, July, 1963, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwesterly side of the right-of-way for Highway I-85 at corner of Tract No. 1, now or formerly owned by Hines; and running thence S. 13-52 E. 399.1 feet to a point; thence S. 14-31 W. 85.8 feet to a point; thence S. 55-07 W. 257.6 feet to a point; thence S. 51-0 W. 160.6 feet to a point; thence S. 36-10 W. 250.8 feet to a point in the line of the Parkins Lake Subdivision; thence along the line of that property S. 56-15 E. 444.5 feet to an iron pin; thence N. 33-58 E. 1719.2 feet to an iron pin on Ridge Road; thence along Ridge Road N. 41-45 W. 77.6 feet to a point; thence S. 49-12 W. 16.3 feet to a point; thence N. 43-02 W. 205.6 feet to a point; thence N. 54-58 E. 10 feet to a point; thence N. 41-20 W. 88.6 feet to a point; thence N. 72-41 W. 73.7 feet to a point; thence along the Highway I-85 right-of-way as follows: S. 58-49 W. 148.7 feet, S. 45-41 W. 138.3 feet, N. 50-30 W. 15 feet and S. 39-30 W. 524.7 feet to an iron pin, the point of beginning.

PAID AND SATISFIED IN FULL

THIS 15 DAY OF July 1967
FIDELITY FEDERAL SAVINGS & LOAN ASSO

BY W. R. Merritt S. V. Pres.

WITNESS:

Barbara Shaw
Pansy Turner

SATISFIED AND CANCELLED OF RECORD

24 DAY OF July 1967
Ollie Farnsworth
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 1:45 O'CLOCK P. M. NO. 1890