

9060

BOOK 1112 PAGE 44 PAGE 691

19579

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Joe E. Hawkins Enterprises, Inc. (hereinafter referred to as Mortgagor) SEND(S) GREETING:

JAN 25 '77

*[Handwritten signatures and stamps]*

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 xxxxxxx 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 twenty-five 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 (\$300) 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, being shown as Lot No. 11 on plat of Shamrock Acres recorded in Plat Book YY at page 43, and having according to said plat the following metes and bounds:

Beginning at an iron pin on the easterly side of Shamrock Circle at joint front corner of Lots 11 and 12 and running thence with common line of said lots, N 81-57 E 217.4 feet to an iron pin; thence N 3-45 E 19.1 feet to an iron pin; thence N 52-28 W 65.3 feet to an iron pin; thence S 88-20 W 170.5 feet to an iron pin on the easterly side of Shamrock Circle; thence with the easterly side of said Circle, S 4-36 E 85 feet to the beginning corner.

Being the same property conveyed to the mortgagor by Deed Book 853 at page 456.

GREENVILLE CO. S. C.  
JAN 25 1 22 PM '77

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