

GREENVILLE CO. S. C. GREENVILLE CO. S. C.

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CONNIE S. TANKERSLEY
R.N.C.

OLLIE FARNSWORTH
PLEASANTBURG
R.N.C.

1159 574

First Mortgage on Real Estate

33234

MORTGAGE

JUN 2 1970

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

LOVE, THORNTON, ARNOLD & THOMAS
D.R.

TO ALL WHOM THESE PRESENTS MAY CONCERN: Donald E. Franklin and
Susan R. Franklin
(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

Thirty-two thousand and 00/100----- DOLLARS
(\$ 32,000.00), with interest thereon at the rate of -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 -25- 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, situate on the northern side of Cape Charles Drive in the County of Greenville, being shown as Lot No. 70 on a plat of Pelham Estates subdivision, Section I, dated July, 1966, prepared by C. O. Riddle and recorded in Plat Book PPP at pages 28 and 29 in the RMC office for Greenville County and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Cape Charles Drive at the joint front corner of Lot No. 70 and Lot No. 71 and running thence with Lot 71, N 23-19 W 250 feet to an iron pin at the joint rear corner of Lot No. 70 and Lot No. 75; thence with Lot 75, N 14-31 E 55.9 feet to an iron pin in the line of property now or formerly of Maxie and Helen Green; thence with the Green Property, S 75-29 E 274.9 feet to an iron pin at the joint rear corner of Lot 69 and Lot 70; thence with Lot 69, S 33-37 W 150.6 feet to an iron pin on Cape Charles Drive; thence with said Drive, S 51-41 W 70.7 feet to an iron pin; thence S 28-24 W 40.4 feet to an iron pin; thence S 66-41 W 25 feet to the point of beginning.

Being the same property conveyed to mortgagors by deed recorded in

RECORD

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