

USL—First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, J. Milton Ponder and Hazel R. Ponder

(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) 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 Four Thousand and No/100- - - - - DOLLARS (\$ 4000.00), with interest thereon from date at the rate of Five & One-Half per centum per annum, said principal and interest to be repaid as therein stated, 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:

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, in Greenville Township, and being all of lot No. 18 and part of lot No. 19 in the subdivision known as Hillcrest Circle, as shown by a plat of the same, recorded in Plat Book H at Page 129, and being more particularly described, according to said plat, as follows:

"BEGINNING at a point on the Western side of Hillcrest Circle, which point is 314 feet North of the Northwest intersection of Hillcrest Drive and Hillcrest Circle, and running thence with Hillcrest Circle, N. 4-50 E. 75 feet to a point; thence continuing with Hillcrest Circle in a Northerly direction 66 feet to a point which point is the outside rear corner of lot No. 17; thence S. 53-20 W. 184 feet to a point in the rear line of lots Nos. 14 and 19; thence S. 72-30 E. 158.6 feet to the beginning corner."

Said premises being the same conveyed to the mortgagors by Central Realty Corporation by deed dated July 15, 1937, recorded in Volume 194 at Page 66.

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.

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BY _____ 15 _____ 1975

SWITZERED AND CANCELLED OF RECORD
10 DAY OF April 1975
Dorrie L. Sanderson
CLERK OF COURT FOR GREENVILLE COUNTY, S. C.
APR 21 08 O'CLOCK P. M. NO. 28712