

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

We, Clay Burrell and Rossie Burrell

(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 **Forty-Two Hundred and No/100- - - -**

DOLLARS (\$4200.00), with interest thereon from date at the rate of **Six (6%)** 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, on the Southern side of a 36 foot unnamed County Road, running South from the road leading from Mauldin to Conestee, near the Town of Mauldin, in Austin Township, being lot # 26 on plat of property of E. M. Bishop and Rosa Lee Bishop, made by W. J. Riddle in August 1948, recorded in Plat Book S at Page 127, and described as follows:

"BEGINNING at an iron pin on the South side of said 36 foot unnamed County Road, at joint front corner of lots # 26 and 27, and running thence along the line of lot # 27, S. 0-00 W. 1073 feet to a point in the center of a branch; thence up the center of said branch, (the traverse lines being as follows: N. 52-10 E. 165 feet to a point; thence N. 16-30 E. 300 feet to a point; thence N. 29-10 E. 110.8 feet) to a poplar stump; thence N. 70-37 W. 132 feet to an iron pin; thence N. 82-05 E. 64.5 feet to an iron pin; thence N. 19-58 W. 141.5 feet to an iron pin; thence N. 13-52 E. 98 feet to an iron pin; thence N. 27-17 E. 374.7 feet to an iron pin; thence N. 87-30 W. 162 feet to an iron pin on the East side of said 36 foot unnamed County Road; thence along the eastern side of said road, following the curve thereof (the chords being S. 44-14 E. 53.2 feet to a point; thence S. 85-15 W. 52.6 feet) to an iron pin; thence continuing along the Southern side of said road, N. 76-11 W. 30 feet to the beginning corner."

Being the same property conveyed to the mortgagors by deed recorded in Volume 441 at Page 241.

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.