

FEB 4 9 36 AM 1965

BOOK 385 PAGE 433

First Mortgage on Real Estate

MORTGAGE

OLLIE F. B. SWORTH
R. M. O.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

H. B. RIDDLE

(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 Fifty-Six Hundred Fifty and No/100 ----- DOLLARS (\$ 5650.00), with interest thereon at the rate of six (6%) 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 5 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, shown as part of Lots 5 and 6 on plat entitled Property of J. O. Heatherly, recorded in Plat Book E at Page 235, and also shown as Property of H. B. and Fay L. H. Riddle on plat recorded in Plat Book DD at Page 115, and having according to the latter plat the following metes and bounds:

"BEGINNING at an iron pin on Heatherly Drive, joint front corner with other property owned by the mortgagor, and running thence with Heatherly Drive, S. 68-30 E. 93 feet, more or less, to iron pin on Heatherly Drive; thence N. 38-58 E. 127.6 feet to iron pin; thence N. 69-15 W. 57.7 feet to iron pin; thence N. 51-45 W. 60.4 feet to iron pin; thence S. 42-05 W. 6 feet to iron pin at joint rear corner of other property of mortgagor; thence with line of said other property S. 28-20 W. 131.5 feet to the beginning corner."

Being a portion of the property conveyed to the mortgagor by deed recorded in Deed Book 504 at Page 495 and deed recorded in Deed Book 685 at Page 229, and being the same property subject to a bond for title to Marvin Holliday, recorded in Deed Book 748 at Page 279.

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.

The Commission has Re-Advised & Estimated the Re. & Mr. Riddle 1105-Page 4-5-