

BOOK 1045 PAGE 267

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: Edward C. Taylor and Katharine B. Taylor

(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

Twenty Five Thousand and No/100 DOLLARS (\$ 25,000.00), with interest thereon at the rate of six and one-half 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 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 (\$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, City of Greenville, on the northern side of Byrd Boulevard shown as Lot #228 on a plat entitled Second Revision of Traxler Park, recorded in Plat Book F at Page 114 and 115 and a revision of the said plat being recorded in Plat Book G at Page 115 and 116 in the RMC Office for Greenville County and being further described as follows:

BEGINNING at an iron pin on the northern side of Byrd Boulevard 80 feet east of the northeastern intersection of Byrd Boulevard and Woodvale Avenue which point is the joint corner of Lot #227 and #228 and running thence with Byrd Boulevard S 60-28 E, 75 feet to an iron pin at the corner of Lot #229; thence with the line of Lot #229 N 29-32 E, 193.5 feet to an iron pin; thence N 57-40 W, 75.08 feet to an iron pin at the corner of Lot #227; thence with the line of Lot #227 S 29-32 W, 197 feet to the beginning corner.

This is the same property conveyed to the Mortgagors herein by deeds recorded in Deed Book 596 at Page 419 and Deed Book 763 at Page 148.

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.

SATISFIED AND CANCELLED OF RECORD
8 DAY OF Aug 19 73
Annie S. Tankersley
R. M. C. FOR GREENVILLE COUNTY, S. C.
AT 10:59 O'CLOCK 2. M. NO. 4052

FOR SATISFACTION TO THIS MORTGAGE SEE
SATISFACTION BOOK 18 PAGE 192