

MAIN.

GREENVILLE S.C.  
AUG 10 3 33 PM '70

OLLIE FARNSWORTH  
R.M.C.

BOOK 1163 PAGE 43

First Mortgage on Real Estate

### MORTGAGE

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Ernest A. Cordes and Lea K. Cordes (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 Eighteen Thousand Nine Hundred and no/100 (\$18,900.00)-----DOLLARS (\$18,900.00), 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, in Paris Mountain Township, located on the northwest side of East Perry Road and being the greater part of lot no. 14 or 80 feet frontage thereof and 10 feet from the north-east side or frontage of lot 15 as shown on a plat of property entitled "leawood Hills" made by Terry T. Dill, surveyor, dated October 1958 made for Homer Styles and E. H. Batson, and having the following courses and distances:

BEGINNING at an iron pin at a new corner of the northwestern side of East Perry Road in front line of Lot 15 at a point N. 43-22 E. 90 feet from the joint corner of Lots Nos. 15 and 16 and running thence N. 43-22 E. 90 feet to pin; thence N. 46-38 W. 112.36 feet to pin; thence S. 43-15 W. 90 feet to pin in line of Lot 15; thence through line of Lot 15 S. 46-38 E. 112.18 feet to the point of beginning.

This is the same property conveyed to the mortgagors by deed of Donald E. Baltz to be recorded herewith.

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.