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OLLIE FARNSWORTH
R. M. C.

BOOK 1181 PAGE 169

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: MRS. DOROTHY V. RYAN -----

----- (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

Thirty-two thousand and 00/100 ----- DOLLARS
(\$ 32,000.00), with interest thereon at the rate of seven and 3/4 --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 -- 12 ---- 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, All that certain piece, parcel or lot of land situate at the northwestern corner of the intersection of Crestfield Road and Gilbert Court in Gantt Township, Greenville County, State of South Carolina, and having according to plat of Mrs. G.G. Williams dated August, 1967, recorded in Plat Book RRR at page 135 the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Crestfield Road and running thence N 34-15 W 259.7 feet to pin in line of Lot 14; thence with the line of Lot 14, N 60-51 E 200 feet to pin on Gilbert Court; thence with the western side of Gilbert Court as follows: S 40-25 E 55 feet to pin; thence continuing S 46-02 E 124.3 feet to pin; thence with the curve of the intersection of Gilbert Court and Crestfield Road, S 0-35 W 34.3 feet to pin; thence S 47-12 W 14.5 feet to pin on Crestfield Road; thence continuing with Crestfield Road, S 43-00 W 190 feet to pin; thence S 51-38 W 5.2 feet to the point of beginning.

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.