

First Mortgage on Real Estate

FILED  
GREENVILLE CO. S. C.  
MORTGAGE  
MAY 24 3 09 PM '71

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

OLLIE FARNSWORTH  
R. M. C.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Stanley Meglic and Josephine Meglic  
(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 Four Thousand and No/100----- DOLLARS (\$ 24,000.00 ), with interest thereon at the rate of seven 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 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, near the City of Greenville, being known and designated as Lot 353 of Sector 7 of a Subdivision known as Botany Woods, plat of which is recorded in the RMC Office for Greenville County, South Carolina, in Plat Book YY at Pages 76 and 77 and having, according to said plat, the following metes and bounds:

Beginning at an iron pin at the Southern side of Cherokee Drive at the joint front corner of Lot 353 and 352 and running thence along the joint line of these lots S. 57-11 W. 200 feet to an iron pin; thence S. 32-49 E. 114.5 feet to an iron pin at the joint rear corner of Lots 353 and 354; thence N. 57-11 E. 200 feet to an iron pin on the Southern side of Cherokee Drive; thence along the Southern side of Cherokee Drive N. 32-49 W. 114.5 feet to the beginning corner and being the same property conveyed by Frank T Chardo and Catherine Mc. Chardo to M. G. Tate and Esther H. Tate on August 23, 1968, and recorded in said RMC Office in Deed Book 851 at Page 95.

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.