

GREENVILLE CO. S. C.

Nov 8 11 48 AM '71

OLLIE FARNSWORTH
R. M. C.

BOOK 1212 PAGE 507

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, James P. Eisele and
Rebecca F. Eisele

(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 Two Thousand Seven Hundred ----- DOLLARS

(\$22,700.00), as evidenced by the Mortgagor's note of even date, bearing interest as stated in said
note, and payable as therein stated or as modified by mutual agreement, in writing, the final maturity of which
is thirty (30) 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 Mort-
gagee 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 be-
fore the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bar-
gained, 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, located on Boykins
Court, and being shown and designated as all of lot number THIRTY THREE
(33), SECTION FIVE (5), on plat of property of RICHMOND HILLS, recorded
in plat book "WWW" page 38, Greenville County R. M. C. Office, reference
is hereby made to said plat for a more complete description as to metes
and bounds.

This is the same conveyed to the within mortgagors by T. Walter
Brashier, by deed to be recorded herewith.

"In addition to and together with the monthly payments of principal
and interest under the terms of the note secured hereby, the mortgagors
promise to pay the mortgagee for the term of the guaranty policy the
sum of 1/48th of 1% of the original amount of this loan in payment of
the mortgage guaranty insurance covering this loan and on their failure
to pay it, the mortgagee may advance it for the mortgagor's amount and
collect it as part of the debt secured by the mortgage."

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 fix-
tures and equipment, other than the usual household furniture, be considered a part of the real estate.