

FILED
GREENVILLE CO. S. C.

BOOK 1249 PAGE 549

SEP 18 2 29 PM '72

ELIZABETH RIDGE
MORTGAGE

First Mortgage on Real Estate

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Thomas S. Raines (Same as Steve Raines) and Maxine A. Raines (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/100ths-----DOLLARS**

(\$24,000.00), 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 **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, on the north side of Paris View Drive in Bates Township containing .4 acres, more or less, being shown and designated as Lot No. 65 on a plat entitled property of Homer Styles prepared by Terry T. Dill, dated February 3, 1958, revised December 1962, recorded in the RMC Office of the Greenville County Courthouse in Plat Book YY at Page 101 and being more particularly described to-wit:

Beginning at an iron pin on the northern side of Paris View Drive at the joint front corner of Lots 65 and 66 and running thence with the common line of said Lots N 08-11 W 175 feet to the joint rear corner of said lots; thence along the rear line of Lot 65 S 81-49 W 100 feet to an iron pin on Lipscomb Drive; thence with the eastern side of Lipscomb Drive S 08-11 E 150 feet to an iron pin at the intersection of Lipscomb Drive and Paris View Drive; thence with the curvature of Lipscomb Drive 25 feet, more or less, to an iron pin on Paris View Drive; thence continuing along the northern side of Paris View Drive N81-49 E 75 feet to the point of beginning.

The above-described property is the same conveyed to the Mortgagors by deed of Kenneth Garland dated November 16, 1965 and recorded in the RMC Office of the Greenville County Courthouse in Deed Book 786 at Page 291.

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.