

FILED
GREENVILLE CO. S. C.

OCT 18 9 25 AM '72

ELIZABETH RIDDLE
MORTGAGE

BOOK 1254 PAGE 34

First Mortgage on Real Estate

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Greenville Board of Realtors, Inc.
and Multiple Listing Service of Greenville, South Carolina
(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 Fifty thousand and no/100-----DOLLARS

(\$50,000.00), 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 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, City of Greenville, on the southern side of East Washington Street, being shown and designated as Lots 1, 2 and a portion of Lot 3 on a plat of the W. C. Cleveland property dated October 1907 and recorded in the RMC Office of the Greenville County Courthouse in Plat Book A at Page 185 and being described, according to said plat, more particularly, to-wit:

BEGINNING At an iron pin on the southern side of East Washington Street at the joint front corner of Lot 1 and property now or formerly of R. K. Taylor and running thence with the common line of said lot, S. 31-00 W. 200 feet to an iron pin; thence along the rear line of Lots 1 and 2, S. 71-45 E. 141 feet 4 inches to an iron pin at the joint rear corner of Lots 2 and 3; thence with the common line of said lots, N. 29-45 E. 35 feet to an iron pin; thence S. 71-45 E. 7 feet 11 inches to an iron pin; thence N. 29-45 E. 165 feet to an iron pin on the southern side of East Washington Street; thence with the southern side of East Washington Street, N. 72-00 W. 143 feet 9 inches to an iron pin, 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.