

GREENVILLE CO. S. C.

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BOOK 1264 PAGE 295

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First Mortgage on Real Estate

DONNIE S. TANKERSLEY  
R.M.C.

**MORTGAGE**

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: Lynn M. Gray

(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/100ths-----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 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 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, being shown and designated as Lot #151 at the intersection of Chapman Rd. and Fetiver Lane, according to Plat entitled Part 1 Chanticleer, Section IV, by Webb Surveying and Mapping Company dated December 3, 1969, and recorded in the RMC Office for Greenville County in Plat Book 4F, Page 19 and having, according to said Plat the following metes and bounds to-wit:

BEGINNING at an iron pin on the east side of Fetiver Lane at the joint front corner of Lots 151 and 161 and running thence with the line of Lot 161 S. 48-14 E. 202.4 feet to an iron pin, thence N. 53-28 E. 74 feet to an iron pin, thence N. 27-18 W. 32.6 feet to an iron pin, thence N. 43-36 E. 45.7 feet to an iron pin, thence N. 37-15 W. 185.1 feet to an iron pin on the south side of Chapman Road, the joint front corner of Lots 152 and 151, thence along Chapman Road S. 27-35 W. 46.9 feet to an iron pin, at the intersection of Fetiver Lane, thence along the curve of Fetiver Lane the chord of which is S. 51-5 W. 35.9 feet to an iron pin, thence S. 17-20 W. 60 feet to an iron pin, thence N. 12-14 W. 45 feet 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