

COMPLIED WITH  
me

First Mortgage on Real Estate

FILED  
GREENVILLE CO. S. C.  
JAN 2 2 1988  
MORTGAGE  
DORRIS S. TAYLOR ESQ  
F.L.C.

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: MARVIN A. MILLS

(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

FORTY NINE THOUSAND FIVE HUNDRED and no/100-----DOLLARS

(\$ 49,500.00 ), 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 15 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, in Austin Township, on the Eastern side of the Jonesville Road and the waters of Horse Pen Creek and being bounded now or formerly by lands of B. W. Burdette and others on the South, on the West by the Jonesville Road, on the North by M. L. Mahaffey, and on the East by Horse Pen Creek and having according to a Plat thereof made by C. O. Riddle dated August 1954, the following metes and bounds, to-wit:

BEGINNING at an iron pin on a County Road at the corner of property now or formerly owned by J. C. Burdette and running thence along said road, S. 2-02 W., 1928.2 feet to an iron pin on the Northern side of another County Road; thence S. 78-10 E., 450.3 feet to an iron pin on the Southern side of said County Road; thence along said road, the following courses and distances, to-wit: S. 75-16 E., 157.7 feet to a point, S. 65-03 E., 196 feet to a point; S. 59-16 E., 850 feet to a point, S. 49-25 E., 234.5 feet to a point, and S. 35-19 E., 137.6 feet to an iron pin in the center of a bridge; thence N. 65-28 E., 645.7 feet to a stake on the South bank of Horse Pen Creek; thence crossing Horse Pen Creek, N. 19-22 W., 443 feet to an iron pin; thence N. 56-08 E., 336.3 feet to an iron pin; thence N. 40-08 W., 809.5 feet to a stone; thence N. 55-44 E., 194.7 feet to an iron pin in the center of a branch; thence with said branch as the line and following the meanders thereof, the following traverse courses and distances, to-wit: N. 26-47 W., 234 feet to a point, N. 88-32 W., 238 feet to a point, N. 70-47 W., 245 feet to a point, N. 37-32 W., 105 feet to a point, S. 89-17 W., 83.7 feet to a point, N. 67-38 W., 175.4 feet to a point, S. 77-08 W., 146.7 feet to a point, S. 63-45 W., 125.1 feet to a point, N. 76-21 W., 146 feet to a point, N. 40-45 W., 187.8 feet to a point, N. 69-47 W., 75.6 feet to a point, N. 13-15 W., 82.2 feet to a point, N. 40-57 W., 11.8 feet to a post oak 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.