

GREENVILLE CO. S. C.

APR 3 4 40 PM '73

BOOK 1271 PAGE 540

DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

WYTHE, DUNGESS, FREEMAN & FARHAM, P.A.
P. O. BOX 10207

First Mortgage on Real Estate
RECORDED
COMPLIES WITH
HEALTH

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Samuel M. Inman, Jr. and Sue Lile Inman

(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

Thirty-Nine Thousand & No/100-----DOLLARS

(\$ 39,000.00), 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 Southeast side of Henderson Road, being shown as Lot No. 21 on plat of Section E-1 of Gower Estates, made by Campbell & Clarkson Surveyors, December, 1964, recorded in the RMC Office for Greenville County, South Carolina, in Plat Book BBB, Page 70, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeast side of Henderson Road at the joint front corner of Lots 20 and 21 and runs thence along the line of Lot 20, S. 28-18 E. 292.7 feet to an iron pin; thence N. 52-34 E. 174.8 feet to an iron pin; thence N. 26-50 W. 266.5 feet to an iron pin on the Southeast side of Henderson Road; thence along Henderson Road, S. 65-04 W. 100 feet to an iron pin; thence still along Henderson Road S. 55-45 W. 79.1 feet to the beginning corner.

This conveyance is SUBJECT to all restrictions, set back lines, roadways, easements and rights-of-way, if any, affecting the above-described property. For restrictions applicable to Section E-1 of Gower Estates, see Deed Book 769, Page 259. This property is also subject to a drainage easement across the front portion of the lot, as shown on the plat referred to above.

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.