

First Mortgage on Real Estate
PLAT BOOK EE, P. 12
GREENVILLE COUNTY, S. C.
DOHNIE S. TARKERSLEY

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GREENVILLE CO. S. C.

APR 17 3 25 PM '73

DOHNIE S. TARKERSLEY
R.M.C.
MORTGAGE

BOOK 1272 PAGE 791

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Linda H. Beard

(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 Twelve Thousand and No/100-----DOLLARS

(\$ 12,000.00), 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 _____ 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, near the City of Greenville, at the northwestern intersection of North Acre Drive (formerly known as Cuttino Road) and Neal Circle, being shown and designated as Lot No. 1 on plat of North Acres, prepared by Dalton & Neves, Engineers, dated December, 1952, said plat being recorded in the RMC Office for Greenville County in Plat Book EE at Pages 12 and 13 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Neal Circle at the joint front corner of Lot No. 1 and area designated on said plat as "Park Area" and running thence along and with the joint property line of said Lot No. 1 and park area, N. 64-14 W. 80.6 feet to an iron pin; thence S. 25-10 W. 100 feet to an iron pin on the northern side of North Acre Drive (formerly known as Cuttino Road); thence running along and with the northern side of North Acre Drive, S. 72-20 E. 120.6 feet to an iron pin at the northwestern intersection of North Acre Drive and Neal Circle; thence running along and with the curve of the intersection of North Acre Drive and Neal Circle, the chord of which is N. 48-25 E. 20.5 feet to an iron pin on the western side of Neal Circle; thence running along and with the western side of Neal Circle, N. 10-50 W. 80 feet to the beginning point.

The above described property is the same conveyed to the Mortgagor by deed of L. C. Owens to be recorded forthwith.

For a more complete description see the aforesaid plat.

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.