

GREENVILLE CO. S. C.

JUL 31 3 43 PM '73

BOOK 1286 PAGE 427

DONNIE S. TANKERSLEY
R.H.C.

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: J. Donald Dobbins, Jr.

and Mary H. Dobbins (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-Two Thousand Four Hundred and no/100 ----- DOLLARS

(\$ 42,400.00), 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 thirty 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.

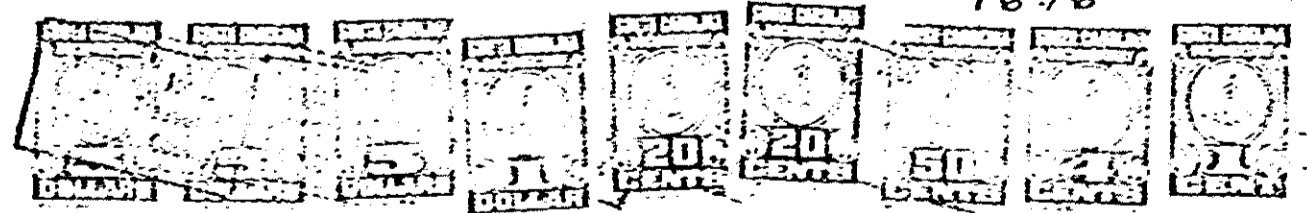
"All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the Northeastern side of Byrd Blvd. in the City of Greenville, being known and designated as Lot No. 228 and the rear portion of Lot No. 227, as shown on a plat entitled "Second Revision of Traxler Park", recorded in the R.M.C. Office for Greenville County in Plat Book F at pages 114 and 115, and having, according to said plat and a revised plat recorded in Plat Book G at pages 115 and 116, when described in the aggregate, the following metes and bounds:

Beginning at an iron pin on the Northeastern side of Byrd Blvd. 80 feet Southeast of the intersection of Byrd Blvd. and Woodvale Ave. at the joint front corner of Lots Nos. 227 and 228 and running thence with the Northeast side of Byrd Blvd. S. 60-28 E. 75 feet to an iron pin at the joint front corner of Lots Nos. 228 and 229; thence with the line of Lot No. 229 N. 29-32 E. 193.5 feet to an iron pin in the line of Lot No. 235; thence with the line of Lot No. 235 N. 57-40 W. 116.08 feet to an iron pin on the Southern side of Woodvale Ave.; thence with the Southern side of Woodvale Ave. approximately S. 52-56 W. 12 feet to an iron pin; thence along a new line through Lot No. 227 S. 56-12 E. 48 feet, more or less, to an iron pin in the line of Lots Nos. 227 and 228; thence with the line of Lot No. 227 S. 29-32 W. 185 feet to the point of beginning.

This is the identical property conveyed to the Mortgagors by deed of Jourdan J. Newton, dated July 30, 1973.



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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.

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