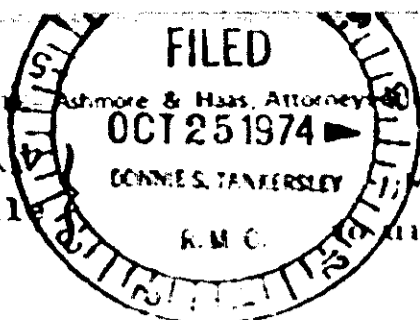


MORTGAGE OF REAL ESTATE Ashmore & Haas, Attorneys at Law, Greenville, S.C.

STATE OF SOUTH CAROLINA
COUNTY OF Greenville



BOOK 1326 PAGE 189

MORTGAGE OF REAL ESTATE
ALL WHOM THESE PRESENTS MAY CONCERN

WHEREAS, I, Jerry W. Fisher and Sue M. Fisher

hereinafter referred to as Mortgagor) is well and truly indebted unto Texize Employees Federal Credit Union

hereinafter referred to as Mortgagee) as evidenced by the Mortgagee's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of

One-thousand-five-hundred & no/100 Dollars (\$1,500.00) due and payable

with interest thereon from September 19, 1974 the rate of 12 per centum per annum, to be paid: in equal monthly payments

WHEREAS, the Mortgagee may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagee's account for taxes, insurance premiums, public assessments, repairs or for any other purposes

NOW, KNOW ALL MEN, That the Mortgagee, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagee 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 Mortgagee 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 the Town of Simpsonville, on the easterly side of Abbotsford Drive, being shown and designated as Lot No. 30, on plat of Section 1, Bellingham, recorded in the RMC Office for Greenville County, S.C. in Plat Book "4N", at Page 22, and having, according to plat, the following metes and bounds, to wit:

Beginning at an iron pin on the easterly side of Abbotsford Drive, joint front corner of Lots Nos. 29 and 30, and running thence with the joint lines of said lots, S. 82-48 E. 150 feet to an iron pin; running thence S. 7-12 W. 80 feet to an iron pin, joint rear corner of Lots Nos. 30 and 31; running thence with the joint lines of said lots, N. 82-48 W. 150 feet to an iron pin on the easterly side of Abbotsford Drive; running thence with the easterly side of Abbotsford Drive, N. 7-12 E. 80 feet to an iron pin, the point of BEGINNING.

The within conveyance is subject to restrictions of record, and is also subject to utility easements and rights-of-way of record or on the ground, along with set back lines, tap fees, and zoning regulations.



Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging 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 heating 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.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagee covenants that it is lawfully seized of the premises hereinafore described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagee and all persons who may ever lawfully claiming the same or any part thereof.

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