

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

ANN ELIZABETH J. SIMISTER (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 SIXTY-FIVE THOUSAND DOLLARS

(\$ 65,000.00), 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 20 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.

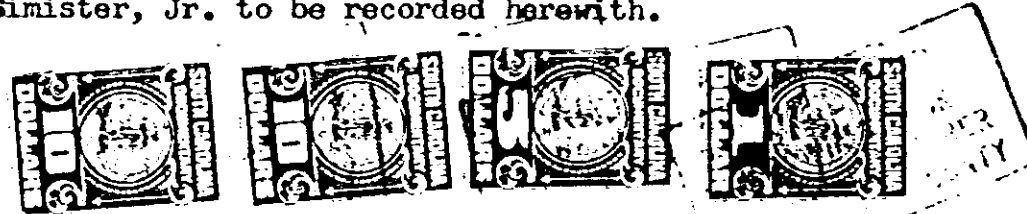
"All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville,

ALL that piece, parcel or lot of land lying and being situate on the southerly side of Lake Fairfield Drive, near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 85, according to Plat of Section I of Lake Forest, prepared by Piedmont Engineering Service July, 1953, as recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book GG, at Page 17, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southerly side of Lake Fairfield Drive, joint front corner of Lots Nos. 84 and 85; thence along the joint line of those lots S. 22-15 E. 222.8 feet to a point where the joint line of those lots intersect the high water line of Lake Fairfield; thence along the high water line of the said lake, the traverse line of which is S. 68-47 W. 128.6 feet to a point where the joint line of Lots Nos. 85 and 86 intersects the high water line of the said lake; thence along the joint line of Lots Nos. 85 and 86 N. 22-32 W. 221.6 feet to an iron pin at joint front corner of Lots Nos. 85 and 86 on the southerly side of Lake Fairfield Drive; thence along the said drive N. 68-47 E. 130 feet to an iron pin at joint front corner of Lots Nos. 84 and 85, the point of beginning.

The above described property is subject to restrictions recorded in the R. M. C. Office for Greenville County, South Carolina, in Deeds Volume 485, at Page 373. The said property is further subject to recorded easements and rights-of-way.

The above described property is the same conveyed to the Mortgagor by the deed of Walter Simister, Jr. to be recorded herewith.



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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