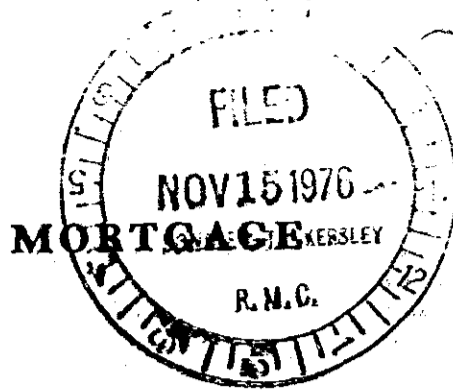


Second
Mortgage on Real Estate



BOOK 1383 PAGE 25

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Frances B. Carlton

(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 **Six thousand seven hundred and forty four and 96/100** DOLLARS

(\$ 6,744.96), 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 **4 (four)** 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, being known as Lot No. 111, Block D on Plat of Mountain View Land Co. recorded in Plat Book A Pages 396-397 of the RMC Office for Greenville County, SC, and having according to a recent survey by C.C. Jones, August 30, 1963, the following metes and bounds, courses and distances, To-wit:

BEGINNING at an iron pin on the West side of Chandler Street, the joint front corner of Lots Nos. 111 & 112; thence with the joint line of said lots N. 89-30 W. 99.2 feet to an iron pin on the east side of Cornelia Street (formerly Green Street); thence with the east side of said Street S. 35-25 W. 55.7 feet to an iron pin, corner of Lot No. 110; thence with the line of said lot S. 89-30 W. 140.6 feet to an iron pin on the west side of Chandler Street; thence with the west side of said Street N. 11-30 W. 49 feet to the Beginning corner.

This conveyance is made subject to any and all existing reservations, easements, rights of way, zoning ordinances and restrictions or protective covenants that may appear of record, on the recorded plat or on the premises.

The grantee herein assumes and agrees to pay the balance due of \$4,271.07 on the mortgage held by Aiken Loan & Security Company recorded in Mortgage Book 937 at Page 397 of the RMC Office for Greenville County, South Carolina. and also

All that certain piece, parcel or lot of land, with all improvements thereon, or to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, on the northeastern side of Glass Street (formerly Wright Street) being known and designated as a portion of Lot No. 24 as shown on a plat of the J. P. Goodwin property prepared by W. A. Hudson, Surveyor, recorded in the R. M. C. Office for Greenville County in Deed Book NNN, Page 485 and having, according to a more recent plat prepared by J. Mac Richardson, dated September 9, 59, entitled "Property of Roy Reeves" the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Glass Street at the joint front corner of Lots 24 and 25 and running thence with the line of Lot No. 25, N. 59-15 E. 193 feet to an iron pin on the westerly side of Church Street; Thence with the westerly side of Church Street, N. 21-20 W. 59 feet to an iron pin in the rear line of 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.

Lot No. 24; thence with a new line through Lot No. 24, S. 59-15 W. 193 feet to an iron pin on the northeastern side of Glass Street; thence with said street, S. 21-20 E. 59 feet to the point of beginning and being a portion conveyed to me in Deed Book 633, Page 439.

This property conveyed from Leslie & Shaw, Inc on 1-30-62, and recorded in Deed Book 691, Page 281.

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W O S

FIDELITY FEDERAL S&L ASSOC.
P.O. BOX 1268
GREENVILLE, S.C. 29602

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