

JAN 4 9 43 AM '77
DONNIE S. TANKERSLEY
R.M.C.

BOOK 1386 PAGE 479

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

J. E. Chambers (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
Seventy Thousand DOLLARS

(\$70,000), 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 those pieces, parcels or lots of land situate, lying and being in the State of South Carolina, County of Greenville, near the City of Greenville, being known and designated as Lots 13 and 14 of a subdivision known as Isbell Heights as shown on a plat thereof prepared by Piedmont Engineers & Architects dated August 21, 1963 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Isbell Lane, joint front corner of Lots 14 and 15 and running thence with the joint line of said lots, S. 79-06 W. 180 feet to an iron pin; thence S. 10-54 E. 35.8 feet to an iron pin; thence S. 16-37 W. 467.8 feet to an iron pin; thence N. 88-15 E. 97.9 feet to an iron pin; thence N. 32-13 E. 148.6 feet to an iron pin; thence N. 50-39 E. 133.3 feet to an iron pin on the western side of Isbell Lane; thence with Isbell Lane, N. 13-05 E. 130.1 feet to an iron pin; thence continuing with said Lane, N. 10-45 E. 52.8 feet to an iron pin, joint front corner of Lots 13 and 14; thence continuing with said Lane, N. 5-57 W. 70 feet to an iron pin; thence continuing with said Lane, N. 10-54 W. 60 feet to the beginning corner.

Lot 13 is subject to a power line right-of-way as appears on the above mentioned plat and Lot 14 is subject to a drainage easement as appears on said plat.

And

All that tract of land situate on the southern side of Parkins Mill Road, being shown as the western portion of Tract 1 on plat of Parkins Lake Development recorded in Plat Book GG page 39 and having the following metes and bounds, to-wit:

Beginning at a point in Parkins Mill Road at the northwestern corner of said Tract 1; thence running S. 34-53 E. 1004 feet to an iron pin; thence running N. 16-35 E. 314.45 feet to an iron pin; thence through Lot 1, N. 28-13 W. 801.48 feet to an iron pin in Parkins Mill Road; thence along Parkins Mill Road S. 45-05 W. 123.05 feet to an iron pin; thence continuing with Parkins Mill Road S. 54-15 W. 209 feet to the point of beginning.

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.

This being the same property as conveyed to the Mortgagor by deed of R.C. Collins and recorded on December 27, 1963 in Deed Book 738 at Page 536.

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