

P.O. Box 1268
Greenville, S.C.
29603

GREENVILLE CO. S. C.
APR 13 4 12 PM '77

1391 814

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: STEVEN L. BUTLER and

DEBBIE J. BUTLER (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 **Fourteen Thousand Four Hundred and no/100-----DOLLARS**

(\$14,400.00), 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 **fifteen (15)** 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, **Gantt Township**, on the **northeastern side of Rocky Knoll Drive**, and being known and designated as **Lot No. 55 of Pecan Terrace** as shown on a plat thereof prepared by **Piedmont Engineering Service** dated **March 27, 1953**, and recorded in the **R. M. C. Office for Greenville County in Plat Book "GG", at Page 9** and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Rocky Knoll Drive, joint front corner of Lots Nos. 55 and 56 and running thence along said drive **N. 25-26 W. 70 feet** to an iron pin, joint front corner of Lots Nos. 54 and 55; thence along the joint side line of said lots **N. 64-34 E. 178 feet** to an iron pin, joint rear corner of said lots; thence **S. 29-24 E. 70.05 feet** to an iron pin, joint rear corner of Lots Nos. 55 and 56; thence along the joint side line of said lots **S. 64-34 W. 181.6 feet** to the beginning corner.

Derivation: Deed of Gary G. Fowler and Elsie M. Fowler recorded March 16, 1977 in Deed Book 1062 at Page 798.

DOCUMENTARY
STAMP
TAX
305.78

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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