

JAN 9 1 59 PM '77

DONNIE S. TANKERSLEY
R.M.C.

First Mortgage on Real Estate
Fidelity Federal Savings & Loan
P. O. Box 1268
Greenville, South Carolina
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MORTGAGE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

William C. Dyar -----(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 Twenty-seven Thousand and No/100 ----- DOLLARS

(\$27,000.00-----), 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 -----29-----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 certain piece, parcel or lot of land in the County of Greenville, State of South Carolina on the eastern side of State Park Road as shown on plat entitled "Property of William C. Dyar", prepared by C. O. Riddle, R.L.S., April, 1975 containing 0.65 acres, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the corner of property conveyed to William C. Dyar and running thence on a line N. 15-02 E., 162.5 feet to an iron pin; running thence N. 77-53 W., (crossing iron pin back on line at 25 feet) 215 feet to a nail and cap; thence S. 19-46 W., 94.8 feet to a nail and cap; running thence S. 60-35 E., (crossing iron pin at 25 feet on line) 229.7 feet to an iron pin the point of beginning.

This is the same property conveyed to William C. Dyar by deed of William O. Holloway recorded in the R.M.C. Office in Deed Book 1056 at Page 66 May 5, 1977.

ALSO: ALL that certain piece, parcel or lot of land in the County of Greenville, State of South Carolina on the western side of State Park Road being shown and designated as "Property of William Dyar" on plat prepared by C. O. Riddle, RLS, April, 1975 and containing according to said plat, 0.22 acres, and having the following metes and bounds, to-wit:

BEGINNING at a nail and cap in the State Park Road at the corner of property of Dyar and running thence on a line at or near the center line of State Park Road, S. 19-46 W., 34.6 feet to a nail and cap; thence N. 85-42 W., 73.1 feet to an iron pin; thence N. 2-26 E., 199.1 feet to an iron pin; thence S. 23-56 E., 188 feet to a nail and cap, the point and place of beginning.

This is the same property conveyed to the Mortgagor herein by deed of William Vance Rainey recorded in the R.M.C. Office for Greenville County in Deed Book 1656 at Page 67 May 5, 1977.

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.

0.496

4328 RV-21