

FILED
GREENVILLE CO. S. C.

AUG 15 2 34 PM '77

POWELL & JACKSON
MORTGAGE R.M.C.

First Mortgage on Real Estate

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Arch F. Fowler, Jr. (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 Forty-Six Thousand Four Hundred and no/100-----DOLLARS

(\$ 46,400.00), 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 30 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:

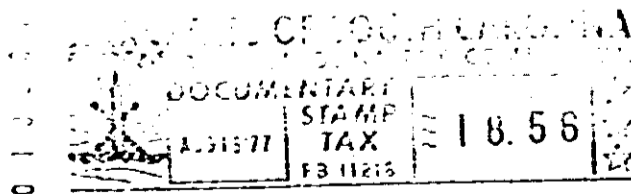
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, Town of Mauldin, being on the eastern side of Kingsley Drive and being shown and designated as the major portion of Lot 13 on a plat of KNOLLWOOD HEIGHTS, Section IV, recorded in the RMC Office for Greenville County in Plat Book 4-N, at Page 74, and having, according to said plat, the following metes and bounds:

BEGINNING on the eastern side of Kingsley Drive at the joint front corner of Lots 13 and 14 and running thence along the line of Lot 14 N. 75-52 E., 167.0 feet to an iron pin; thence along the line of Lot 11, N. 08-40 W., 94.4 feet to a pin; thence continuing along the line of Lot 11, N. 15-05 E., 18.35 feet to an iron pin, rear corner of Lot 12; thence with a new line through Lot 13 in a southwesterly direction 185 feet, more or less, to a point on the eastern side of Kingsley Drive, which point is 5 feet south from the joint front corner of Lots 12 and 13; thence along the eastern side of said Drive, S. 14-08 E., 105.0 feet to the beginning corner.

This conveyance is subject to all restrictions, set back lines, roadways, zoning ordinances, easements and rights of way, if any, affecting the above property.

This is the same property conveyed this day to mortgagor herein by deed of Joseph B. McCall and Suzanne M. McCall recorded in the Office of RMC for Greenville County in Deed Book 1062 at Page 548.



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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