

GREENVILLE CO. S. C.  
23 4 47 PM '77  
DORIS S. TAYLOR  
R.M.C.

1408 PAGE 381

First Mortgage on Real Estate

**MORTGAGE**

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: Donald G. Perry and Dorothy S. Perry

(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

Sixty Thousand and No/100 DOLLARS

(\$ 60,000.00 ), 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 thirty (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.

~~XXXXXX this 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 on the northern side of Woodvale Avenue in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 200 and a portion of Lot No. 199 of Traxler Park, Plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book F, at Pages 114 and 115 and according to said plat, having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Woodvale Avenue, said iron pin being the joint front corner of Lots 200 and 201 and running thence N. 25-23 W. 212 feet to an iron pin in the line of Lot No. 197; thence with the line of Lot No. 197, N. 64-37 E. 126.2 feet to an iron pin in the edge of Rock Creek Drive; thence with Rock Creek Drive, S. 64-09 E. 26.6 feet to the corner of Lot No. 198; thence S. 64-37 W. 40.9 feet to an iron pin; thence S. 25-23 E. 204.5 feet to an iron pin on Woodvale Avenue; thence with said Woodvale Avenue, S. 71-12 W. 102.7 feet, more or less, to an iron pin, the point of beginning.

This is the same property conveyed to Donald G. Perry by deed of Constance E. Kellogg, dated December 15, 1955 and recorded the same date in the R.M.C. Office for Greenville County, S. C. in Deed Book 541, at Page 227, the said Donald G. Perry having conveyed a one-half interest in said property to Dorothy S. Perry by deed dated August 29, 1977 and recorded in the R.M.C. Office for Greenville County, S. C. in Deed Book 1063, at Page 699.

RECORDED IN DEED BOOK 1063 PAGE 699

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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