

MORTGAGE

First Mortgage on Real Estate

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Kit M. Zachary and Oleta H. Zachary
(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 **Thirty Eight Thousand Five Hundred Fifty and 00/100----- DOLLARS**

(\$ **38,550.00**), 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** 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, on the southern side of Dawnwood Drive, and being known and designated as Lot No. 97 of a subdivision known as Coach Hills as shown on a plat thereof prepared by Piedmont Engineers, Architects and Planners dated September 27, 1974, and recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book 4 X at Page 94, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Red Fox Court at the joint front corner of Lots 97 and 98 and running thence with the joint line of said lots, S. 51-37 W. 122.72 feet to an iron pin at the corner of Lots 96 and 97; running thence with the joint line of Lots 96 and 97, N. 24-11 W. 120 feet to an iron pin on the southern side of Dawnwood Drive at the joint front corner of Lots 96 and 97; thence with the southern side of Dawnwood Drive, N. 65-47 E. 143.77 feet to an iron pin at the intersection of Dawnwood Drive and Red Fox Court; thence with the curvature of said intersection, the chord of which is S. 61-46 E. 30.48 feet to an iron pin on the western side of Red Fox Court; thence with the western side of Red Fox Court, S. 9-20 E. 34.41 feet to an iron pin; thence with the curvature of Red Fox Court, the chord of which is S. 22-50 W. 47.40 feet to the point of beginning.

The above described property is the same acquired by the Mortgagors by deed from Billy Lee and Marcia M. Padgett, recorded in the R.M.C. Office for Greenville County, S. C. on January 4, 1977.

Fidelity Federal Savings & Loan Association
101 East Washington Street
Greenville, South Carolina 29601

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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