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GREENVILLE CO. S. C.

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First Mortgage on Real Estate

CONNIE S. TANKERSLEY  
R.H.C.

**MORTGAGE**

P. O. Box 1268  
Greenville, S. C. 29602

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: MARC A. RAECKELBOOM AND MICHELINE O. RAECKELBOOM

(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 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, on the northwestern side of West Georgia Road, and the northeastern side of McCall Road, being known and designated as Lot No. 1 and part of Lot No. 2 as shown on plat of Standing Springs subdivision, Section 2, made by C. O. Riddle, dated May 15, 1970 recorded in the R. M. C. Office for Greenville County, S. C. in Plat Book 4-F at page 31, and having, according to a more recent plat thereof entitled, "Property of Marc A. Raeckelboom and Mechilene O. Raeckelboom made by Free-land & Associates, dated July 6, 1978, recorded in the RMC Office for Greenville County, S. C. in Plat Book 6R at page 51, the following metes and bounds, to-wit:

BEGINNING at a nail in or near the center line of West Georgia Road at the joint corner of Lots Nos. 1 and 2; and running thence with the center line of West Georgia Road, S. 42-49 W., 299.31 feet to a railroad spike; thence S. 79-50 W., 254.42 feet to a nail in McCall Road; thence along the line of property now or formerly belonging to Martin, N. 5-52 W., 616.18 feet to a stone at the joint corner of Lots Nos. 1, 2, 4 and 4-A; thence along the common line of Lots Nos. 1 and 2, S. 56-01 E., 247.10 feet to an iron pin; thence along a new line through Lot No. 2, S. 86-37 E., 186.76 feet to an iron pin; thence continuing along a new line through Lot No. 2, S. 32-13 E., 235.63 feet to a nail in or near the center line of West Georgia Road, the point of BEGINNING.

The above described property is the same conveyed to the mortgagors herein by deed of Jerry L. Gooch, to be recorded herewith.

24.00

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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