



SECOND MORTGAGE on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: James W. Kluge and Hildegard M. Kluge

(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

Eight thousand, six hundred, eighty-six and 20/100-----DOLLARS

(\$ 8,686.20), 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 Five (5) 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 piece, parcel or lot of land situate, lying and being in the State and County aforesaid, Chich Springs Township, about one mile east from Brushy Creek Baptist Church, lying on the north side of Brushy Creek Road (upper route) and being shown as lot number Two (2) on plat of property of Lucile Anne Kluge, made by H. S. Brockman, surveyor, April 25, 1962 and having the following courses and distances, to wit:

Beginning on a stake in the center of a proposed road at a distance of 210 feet from the center of the Brushy Creek Road and on the line of Moore, and runs thence with the center of said proposed road and the Moore line, N. 24-00 W., 100 feet to an iron pin and the joint corner of Lots Nos. 2 and 3; thence with the line of said lots, S. 66-00 W., 20 feet to an iron pin; thence on the same course for a total distance of 218.6 feet to an iron pin on the Morris Smith Subdivision; thence with the common line of Morris Smith and property former of Lucile Anne Kluge, S. 18-45 E., 100.4 feet to an iron pin on the said line and the joint corner of lots 1 and 2; thence with the common line of lots 1 and 2, N. 66-00 E., 228.1 feet to the beginning corner and containing 9.51 of acres, more or less.

This is the same conveyed to the within grantor by Lucile Anne Kluge by deed recorded May 4, 1962, in deed book 697 page 366, Greenville County, R.M.C. Office.

This is the same property conveyed by deed of James W. Kluge dated 8-2-78, recorded 8-4-78 in volume 1084 at page 662.

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 way, the parties hereto that all such fixtures and appurtenances are to remain a part of the real estate.

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