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Second
Direct Mortgage on Real Estate

DONNIE S. TANKERSLEY
R.M.C.
FILED
MORTGAGE
FEB 26 1979
AM 7 8 9 10 11 12 1 2 3 4 5 6 PM

Boy 1264, Drille, S.C.
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: James R. Nix AND Nancy B. Nix

(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

DOLLARS

Seven Thousand three hundred eighty two and 40/100

(\$ 7,382.40), 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,

RECORDED
IN
BOOK
1458
PAGE
351

All -that piece, parcel or lot of land situate, lying and being on the southern side of Strawberry Drive near the City of Greenville, in the County of Greenville, State of South Carolina, and known and designated as lot No. 13 of a subdivision known as Blue Berry Park, plat of which is recorded in the RMC Office for Greenville County in Plat Book BB at Page 18; said lot having such metes and bounds as shown thereon.

This property is conveyed subject to restrictions and easements or rights of way, if any, of record.

This is the same property conveyed to the Grantor herein by deed recorded in the RMC office for Greenville County in Deeb Book 856 at page 343.

This is the same property conveyed by deed of William N. Taylor, dated 3-12-74, 3-13-74 in volume 995 at page 275.

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 appurtenances shall remain a part of the real estate.



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