

GREENVILLE S.C.  
AUG 23 AM '79  
CONTRACT NO. 1417-143-324  
MORTGAGE

SECOND  
Mortgage on Real Estate

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: CARROL AUSTIN AND

ELIZABETH W. AUSTIN (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

Twelve Thousand, eight hundred-forty-three -----84/100 DOLLARS

(\$ 12,843.84 ), 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 8 (eight) 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 certain tract or parcel of land, situate, lying and being in the county of Greenville, State of South Carolina, known and designated as Lot No. 48 of plat of Oxford Estates, recorded in Plat Book W page 158 of the RMC Office for Greenville County, South Carolina, said lot having a frontage of 80 feet on the southwest side of Caroline Street, a depth of 162.7 feet on the southwest side, a depth of 154.6 feet on the southeast side, and arear width of 63.9 feet.

Being the same property conveyed to the Secretary of Housing and Urban Development by deed of Frank P. McGowan, Jr., Master dated January 11, 1973, recorded in the RMC Office for Greenville County on January 11, 1973 in Book 964, page 490.

Being the same property acquired by the Grantor pursuant of the provisions of the National Housing Act, as amended (12 USC 1701 et seq.) and the Department of Housing and Urban Development Act (79 Stat.667).

Together with all and singular the rights, member, hereditaments and appurtenances to the said premises belonging or in anywise appertaining or incident.

To have and to hold all and singular the premises before mentioned unto the said Grantee(s) and to the heirs and assigns of said Grantee(s) forever.

Subject to all covenants, restrictions, reseervations, easements, conditions and rights appearing of record; and SUBJECT to any state of facts an accurate survey would show.

This is the same property conveyed by deed of the Secretary of Housing and Urban Development dated 3/11/74, recorded 3/12/74, in volume 995 at page 215.

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 erected in any manner; it being the intention of the parties hereto that all such fixtures and the usual household furniture, be considered a part of the real estate.



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