

Second
Mortgage on Real Estate

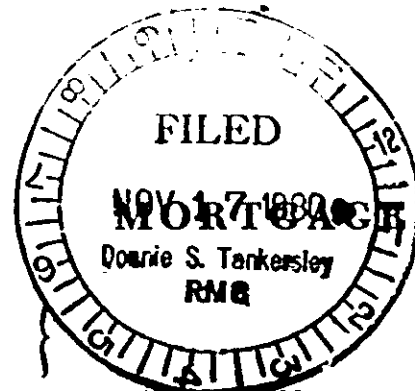
*P.O. Box 1268
Greenville*

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Linda Cellesi and
Mario Cellesi

(hereinafter referred to as Mortgagor) SEND(S) GREETING:



BOOK 1324 PAGE 741

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 Two Hundred Ninety One and 22/100 ----- DOLLARS

(\$ 8,291.22), 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 3 1/2 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 tract of land, located in the County of Greenville, State of South Carolina, situate, lying and being in Chick Springs Township, containing three (3) Acres MORE OR LESS, AND BEING A PART OF TRACT No. 1 of the PROPERTY OF THAD E. SAMMONS, Plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book V, at Page 196, and according to a more recent survey made by Freeland & Associates dated November 3, 1976, having the following metes and bounds:

BEGINNING at an iron pin on the western side of meece bridge road at the joint corner of Batson Road and Meece Bridge Road, and running thence along the center of Meece Bridge Road S 03-14 E, 142.0 feet; thence continuing with the center of said Road, S 01-57 W, 100.0 feet to an iron pin; thence continuing with the center of said Road, S 08-34 W, 100.0 feet to an iron pin, corner of Dill Property; thence N 70-43 W, 74.2 feet to an iron pin; thence S 56-49 W, 80.0 feet to an iron pin; thence S 64-49 W, 77.0 feet to an iron pin; thence S 29-39 W, 77.0 feet to an iron pin; thence S 15-44 W, 38.8 feet to an iron pin; thence S 09-51 E, 65.0 feet to an iron pin; thence S 28-54 W, 14.2 feet to an iron pin; thence N 12-06 W, 472.3 feet to an iron pin; thence N 80-18 E, 175.0 feet to an iron pin; thence N 07-28 W, 187.6 feet to an iron pin; thence N 68-37 E, 95.0 feet to an iron pin at the corner of Batson Road, thence with said Batson Road, S 41-56 E, 183.4 feet to an iron pin, the point of beginning;

This conveyance is subject to all restrictions, set back lines, roadways, zoning ordinances, easements and rights of way, if any, affecting the above property.

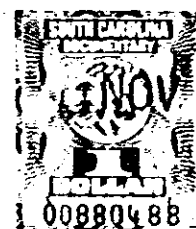
This is the same property conveyed to Grantors herein by deed of Katherine Silver recorded in Deed Book 1046, at page 14, dated November 10, 1976, recorded November 12, 1976.

As part of the purchase price of this property that Grantees assume and agree to pay under the provisions of that certain mortgage given by the Grantors herein to Collateral Investment Company and recorded in the R.M.C. Office for Greenville County on November 12, 1976, in Mortgage Book 1382, at Page 737. Said Mortgage was in the original amount of \$25,350.00 and has a current balance of \$25,207.60

This is the same property conveyed by Deed of Vivian F. James and Larry D. James unto Linda Cellesi and Mario Cellesi, dated May 9, 1980, recorded May 12, 1980, in the R.M.C. Office for Greenville County, volume 1079, page 68.

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 now or hereafter attached to or in any way connected with the same, that all such fixtures and appurtenances shall remain to the estate.

3-22



NOV 17 1980

NOV 17



0740

4328 RV-2