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BOOK 1061 PAGE 536

OLLIE F. J. WORTH  
R.M.C.

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Vernon Calvin Anders

(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 -----  
----- Thirty-Five Hundred and No/100 ----- DOLLARS  
(\$3500.00), with interest thereon at the rate of 6 3/4 per cent per annum as evidenced by the Mortgagor's note of even date herewith payable as therein stated, or as hereafter modified by mutual agreement, in writing, the final maturity of which is 7 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, Paris Mountain Township, being a part of Tract 4 on plat of Property of Freeman Gambrell, and being also shown as Tract 34, Block 1, Page 509.2 of the County Block Book, and having the following metes and bounds, to wit:

"BEGINNING at a stake in the center of Hunt's Bridge Road, corner Tract 1, and running thence S. 67-00 W. 511 feet to stake at corner of Tract 5; thence with line of Tract 5, S. 1 W. 433 feet to pin at corner of tract heretofore conveyed to Nathaniel Cox; thence with line of Cox property S. 51 E. 241 feet to pin on road; thence with said road, N. 46-15 E. 39.2 feet to pin; thence continuing N. 19 E. 349 feet; thence N. 36-45 E. 35.6 feet; thence in a northerly direction, leaving said road, 415.5 feet to the point of beginning"

Said premises being the same conveyed to the mortgagor by deed recorded in Deed Book 509 at Page 380, less a tract conveyed to Nathaniel Cox by deed recorded in Deed Book 685 at Page 419.

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.