

GREENVILLE CO. S. C.

FEB 14 3 51 PM '73

BOOK 1266 PAGE 630

DONNIE S. TANKERSLEY
R.H.C.

First Mortgage on Real Estate

MORTGAGE

STATE PLAT NO. 22
RECORDED IN GREENVILLE
COUNTY SOUTH CAROLINA

TO ALL WHOM THESE PRESENTS MAY CONCERN: Thomas M. Griffin and Barbara H. Griffin

(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 Twenty-seven thousand and no/100ths-----DOLLARS

(\$27,000.00), 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 25 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, near the City of Greenville on the Western side of Crestline Road, at the Southeastern intersection of Crestline Road and Davidson Road, being shown and designated as Lot No. 22 on a plat of Hillendale Heights, prepared by T. M. Welborn, R.L.S., dated October 7, 1950, said plat recorded in the RMC Office for Greenville County in Plat Book Y at Page 61 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Western side of Crestline Road joint front corner of Lots Nos. 22 and 23 as shown on the aforesaid plat and running thence along and with the joint property line of said two Lots N 86-49 W 1627 feet to a branch (iron pin on bank); thence running along and with the meanderings of said branch, branch being the line, 152 feet, more or less, to a point on the Eastern side of Davidson Road; thence running along and with the Eastern side of Davidson Road N 23-51 E 131.6 feet to an iron pin; thence following the curve of the intersection of Crestline Road and Davidson Road, the chord of which is S 89-52 E 20 feet to an iron pin on the Western side of Crestline Road; thence running along and with the Western side of Crestline Road S 22-30 E 230.7 feet to an iron pin; thence continuing with Crestline Road S 16-00 E 40 feet to the beginning point.

This being the identical property conveyed to the Mortgagors herein by Lehman H. Mosley by deed recorded in the RMC Office for Greenville County in Deed Book 960 at Page 79.

For a more particular description see the aforesaid plat.

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.