

DONNIE S. TANKERSLEY
R.M.C.

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Thomas F. Coan, Jr. and Sandra G. Coan

(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-Six Thousand Four Hundred and No/100-----DOLLARS

(\$ 26,400.00), 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 thirty 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:

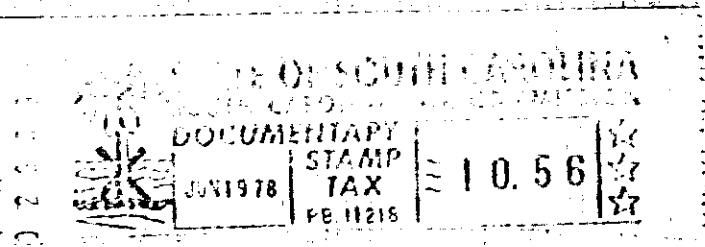
NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration 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, City of Greenville, on the western side of Conestee Avenue, and being known and designated as Lot No. 15 and an adjoining strip of the northern side thereof on plat of Cherokee Park, dated July, 1913, prepared by Brodie and Bedell, Engineers, recorded in the RMC Office for Greenville County in Plat Book C at Page 96, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Conestee Avenue at the joint front corner of Lots 15 and 16 and running thence along the common line of said Lots, N. 62-32 W. 171 feet 3 inches to an iron pin at the joint rear corner of said Lots on the eastern side of a 15 foot alley; thence along said alley, N. 27-40 E. 60 feet to an iron pin at the joint rear corner of Lot 15 and an adjoining strip of land; thence continuing along the eastern side of said alley on the same course 19 feet 1 inch to an iron pin at the joint rear corner of Lot No. 14; thence along the common line of Lot 14 and said strip, S. 62-32 E. 170 feet 7 inches to an iron pin on the western side of Conestee Avenue; thence along said Avenue, S. 27-15 W. 19 feet 6 inches to an iron pin at the joint front corner of said strip and Lot 15; thence continuing along the western side of Conestee Avenue on the same course, 60 feet to an iron pin, the point of beginning.

THIS is the same property as that conveyed to the Mortgagors herein by deed from Eugenia T. Bealey recorded in the RMC Office for Greenville County on June 19, 1978.

THE mailing address of the Mortgagee herein is P. O. Box 1268, Greenville, S. C. 29602.



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.

GCTC --- JUN 19 1978 574 3.00C1

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