

GREENVILLE CO. S. C.  
FILED GREENVILLE S. C. JUN 25 11 04 AM '71  
MAY 9 4 43 PM '71  
BONNIE S. TANKERSLEY R.H.C.  
First Mortgage on Real Estate  
OLLIE FARNSWORTH R.H.C.  
MORTGAGE

BOOK 57 PAGE 466  
1188

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

33396

TO ALL WHOM THESE PRESENTS MAY CONCERN: GRAHAM G. PHILLIPS AND CLAIR G. PHILLIPS

PHILLIPS

(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 Thousand and No/100-----DOLLARS (\$30,000.00-----), with interest thereon at the rate of seven and one-half (7 1/2%) 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 twenty-five (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, on Seabury Drive, being shown and designated as Lot No. 73, on plot of Merrifield Park, Section 1, recorded in the RMC Office for Greenville County, S. C., in Plot Book "000", at Page 177, and having, according to said plot, the following metes and bounds, to wit:

BEGINNING at an iron pin on the northerly side of Seabury Drive, joint front corner of Lots Nos. 73 and 74, and running thence with the joint line of said lots, N. 19-00 E. 180 feet to an iron pin; running thence N. 71-00 W. 110 feet to an iron pin at joint rear corner of Lots Nos. 72 and 73; running thence with the joint line of said lots, S. 19-00 W. 180 feet to an iron pin on the northerly side of Seabury Drive; running thence with the northerly side of Seabury Drive, S. 71-00 E. 110 feet to the point of BEGINNING.