

GREENVILLE CO. S. C.
MAY 19 10 58 AM '74
DONNIE S. TANKERSLEY
R.M.C.

1314-115

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Harold C. Griffin, Jr. and Curtis B. 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
-----Thirty-Four Thousand and No/100----- DOLLARS

(\$ 34,000.00), 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 **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, in the City of Greenville on the north side of West Earle Street and being known and designated as Lot No. "C" of Map 6 entitled Property of Mountain City Land Company as recorded in the R.M.C. Office for Greenville County in Book WW at Page 604 and, according to said plat has the following metes and bounds, to-wit:

BEGINNING at the corner of Lot No. D on Earle Street and running thence with the line of Lot D N. 5 1/2 E. 200 feet to a stake; thence with the line of land now or formerly of Stone Land Company N. 84 1/2 W. 54 1/3 feet to a stake corner of Lot No. B; thence with the line of Lot No. B, S. 5 1/2 W. 200 feet to a stake on the north side of Earle Street; thence with the north side of Earle Street, S. 84 1/2 E. 54 1/3 feet to the beginning corner.

ALSO: All that certain piece, parcel or lot of land being known and designated as a portion of Lot No. B according to said plat above and being adjacent to that lot described above and being more fully described as follows:

BEGINNING at an iron pin at the joint corner of Lots Nos. B and C on said map and running thence with the joint line of said lots, N. 5 1/2 E. 200 feet to a stake on the line of land now or formerly of Stone Land Company; thence with the said line N. 84 1/2 W. 8 feet 8 inches to a stake; thence S. 5 1/2 W. 200 feet to a stake on the north side of West Earle Street; thence with said street as the line, S. 84 1/2 E. 8 feet 8 inches to the beginning corner.

This is the same land conveyed to the Mortgagor by deed of even date herewith and to be recorded herewith.

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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.



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