

Oct 21 2 03 PM '77

DONNIE S. TANKERSLEY  
R.H.C.

BOOK 1413 PAGE 899

First Mortgage on Real Estate

Mortgagee's address: **MORTGAGE**  
P O Box 1268, Greenville, SC 29602

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: B.F. EVANS AND MARY M. EVANS

(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-eight Thousand and No/100** ----- DOLLARS

(\$ 38,000.00 ), 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 **twenty** 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

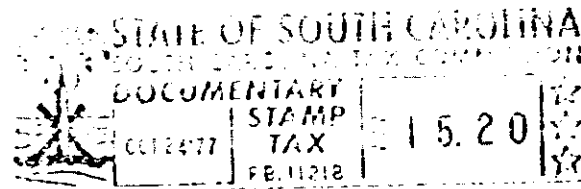
WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced or readvanced to or for the Mortgagor's account, including advances made by the Mortgagee on other or no security:

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, being shown and designated as Lot Number 41 on plat of Section One, Trollingwood, prepared by Enwright Associates, recorded in Plat Book 4-R at Pages 12 and 13 of the RMC Office for Greenville County, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Shadowmere Drive, at the joint front corner of lots 40 and 41 and running thence, N 19-11 W 252 feet to an iron pin at the joint rear corner of said lots, at the normal water level of a lake known as Lake Trollingwood; thence with the line of the normal water level of said Lake, N 53-14 E 76 feet to a point and continuing, N 88-45 E 99.9 feet to an iron pin; thence turning and running with the common line of lots 41 and 42, S 16-11 E 266.3 feet to a point on the northern side of Shadowmere Drive, at the joint front corner of Lots 41 & 40; and running thence with the said Drive, S 76-11 W 84.9 feet to the point of beginning.

This is the same property conveyed to the Mortgagors by deed of Trollingwood Realty Company recorded September 15, 1972 in Deed Book 955 at Page 293 of the RMC Office for Greenville County.



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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