

FIDELITY FEDERAL S&L ASSOC.
P.O. BOX 1268
GREENVILLE, S.C. 29602
SECOND
XXXX
First Mortgage on Real Estate



BOOK 1483 PAGE 292

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Ansley Bruce, Jr.

(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

Eighteen thousand, three hundred, forty-seven and 52/100----- DOLLARS

(\$ 18,347.52), 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 Eight (8) 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,

All that lot of land with the improvements thereon situate lying and being on the south side of East Washington Street, in the City of Greenville, in the County of Greenville, South Carolina, and having according to a survey made by Dalton & Neves, Engineers, dated February 1928, the following metes and bounds, to-wit:

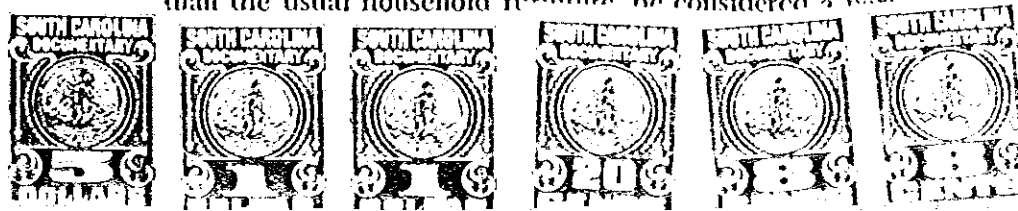
Beginning at an iron pin on the south side of East Washington Street 1051 feet East from McDaniel Avenue, and running thence S. 22-33 E. 249.7 feet to a stake on C & WC right of way; thence with said right of way, N. 46-47 E. 94 feet to a stake; thence N. 27-10 W. 219.5 feet to a stake on the south side of East Washington Street; thence with the south side of East Washington Street S. 69-15 W. 72 feet to the beginning corner.

This being the same property conveyed to the Grantor by deed of Ruth C. Fulton, recorded in the RMC Office for Greenville County, SC in deed Book 1074 at page 112, recorded on February 23, 1978 at 12:30 PM.

This conveyance is subject to all restrictions, zoning ordinances, set back lines, roadways, easements, rights of way, if any affecting the above property if any, affecting the above described property.

This is the same property conveyed by deed of Robert Sherman Tuttle, dated and recorded 11-7-78, in volume 1091 page 427.

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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