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First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: PETER M. SOUTTER and CHARLOTTE T.

SOUTTER (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) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference in the sum of Twenty Five Thousand Five Hundred and no/100 ----- DOLLARS (\$ 25,500.00 ), with interest thereon from date at the rate of five & three-fourth per centum per annum, said principal and interest to be repaid as therein stated, and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purpose:

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 Chick Springs Township, at the southeast corner of the intersection of Sweetbrier Road and Drexel Avenue, being shown as Lot No. 17 on a plat showing the revision of Lots 17, 18 and 20 of Lake Forest Heights, Section 2, made November 22, 1958, recorded in Plat Book 55, at Page 99, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Eastern side of Sweetbrier Road, at the joint front corner of Lots 16 and 17, and running thence with the line of Lot 16, S. 88-50 E., 192.2 feet to a pin; thence N. 0-02 W., 108.9 feet to pin on the southern side of Drexel Avenue; thence with the southern side of Drexel Avenue, N. 88-42 W., 175.9 feet to a pin; thence with the curve of the intersection of Drexel Avenue and Sweetbrier Road, the chord of which is S. 43-05 W., 33.3 feet to pin on Sweetbrier Road; thence with the eastern side of Sweetbrier Road, S. 5-07 E., 85.7 feet to the point of beginning.

THIS property was conveyed to the mortgagors by deed of J. Alvin Gilreath, dated March 12, 1959, and is recorded in the R.M.C. Office for Greenville County, S.C. in Deed Book 618, Page 542.

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.

*1st Supplement for Rev. Ordinance & Extension of S.W. R. & M. Road 996, Page 579*