

First Mortgage on Real Estate

BOOK 1026 PAGE 337

MORTGAGE

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: WALTER S. 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 **Twenty-Five Thousand Four Hundred Fifty and No/100-----** DOLLARS (\$25,450.00-----), with interest thereon at the rate of **six (6%)-----** per cent 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 **20** 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, **City of Greenville,** at the **Northeastern corner of the intersection of East North Street and McGee Street** being known and designated according to the Greenville County Tax Maps as Sheet 39, Block 6, Lots 21 and 22 and having according to a recent survey prepared by Dalton & Neves for Walter S. Griffin, the following metes and bounds:

BEGINNING at an iron pin on the Northeastern corner of the intersection of East North Street and McGee Street and running thence with the Northern side of East North Street N. 76-45 E. 139.3 feet to an iron pin; thence N. 13-58 W. 137.2 feet to an iron pin; thence S. 76-45 W. 56 feet to an iron pin; thence S. 14-48 E. 91.8 feet to an iron pin in the center of a joint driveway; thence along the center of said joint driveway S. 69-01 W. 89.9 feet to an iron pin on the Eastern side of McGee Street; thence with the Eastern side of McGee Street S. 21-45 E. 33.7 feet to the point of beginning.

ALSO: All that certain piece, parcel or lot of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, on the Eastern side of McGee Street being known and designated according to the Greenville County Tax Maps as Sheet 39, Block 6, Lot 19 and having according to a survey prepared by Dalton & Neves for W. S. Griffin, dated April, 1965, the following metes and bounds:

BEGINNING at an iron pin on the Eastern side of McGee Street at the joint front corner of the lot herein described and property now or formerly of Karst and running thence with the line of said Karst property N. 75-37 E. 167.3 feet to an iron pin; thence S. 14-48 E. 70 feet to an iron pin; thence S. 76-36 W. 56 feet to an iron pin; thence S. 75-16 W. 101.7 feet to an iron pin on the Eastern side of McGee Street; thence with the Eastern side of McGee Street N. 21-45 W. 71 feet to the point of beginning.

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.

FOR SATISFACTION TO THIS MORTGAGE SEE  
SATISFACTION BOOK 27 PAGE 88

SATISFIED AND CANCELLED OF RECORD  
13 DAY OF APR 1974  
Bonnie S. Tank  
A 11:01 A 12332