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BOOK 37 PAGE 400

RECORDING FEE PAID \$ 1.00

799 PAGE 397

11 DAY OF Feb 1976

First Mortgage on Real Estate

MORTGAGE GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

MAR 25 3 53 PM '76

TO ALL WHOM THESE PRESENTS MAY CONCERN: Arthur E. Werner and Lila D. Werner

FIDELITY FEDERAL SAVINGS AND LOAN ASSN. W. Martin, Notary Public, State of S.C. Kathy Jerrigan, Eudine C. Hall

24466

(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

----Eighty-Eight Hundred and No/100---- DOLLARS (\$ 8800.00), with interest thereon from date at the rate of Five & Three-Fourths per centum per annum, said principal and interest to be repaid as therein stated, and (5 3/4)

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,

on the northwest side of Courtney Circle, in Paris Mountain Township, being shown as lot # 63 on a plat of Casa Loma Estates, recorded in Plat Book 8 at Page 65, and having according to said plat the following metes and bounds. to-wit:

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