

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: Roy A. Tremblay and LaVerne T.

Tremblay,

(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

----- Thirteen Thousand, Two Hundred Fifty & No/100 -----
DOLLARS (\$13,250.00), with interest thereon from date at the rate of Five & One-Half 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, Greenville Township, on the northwestern side of Cammer Avenue, in the City of Greenville, being shown as Lots 28, 29 and 30 on plat of Augusta Road Hills, recorded in Plat Book L, Pages 56 and 57, and described as follows:

"Beginning at an iron pin in the northwestern side of Cammer Avenue, at joint front corner of Lots Nos. 27 and 28, and running thence with the joint line of said lots N. 47-50 W. 165.9 feet to iron pin; thence S. 42-07 W. 180 feet to iron pin, joint rear corner of Lots 30 and 31, and running thence with joint line of said lots S. 47-50 E. 165.75 feet to iron pin in the northwestern side of Cammer Avenue; thence with said Avenue N. 42-10 E. 180 feet to the point of beginning."

Lots 28 and the eastern half of 29 were conveyed to the mortgagors by Mildred Marie Carr Chapman by deed to be recorded; the western half of 29 having been conveyed to the mortgagor, LaVerne T. Tremblay by deed recorded in Volume 384, Page 215, and Lot 30 having been conveyed to the mortgagor, LaVerne T. Tremblay by deed recorded in Volume 295 at Page 416.

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 Release See B. E. M. Book 735 Page 24.