

MORTGAGE

STATE OF SOUTH CAROLINA, } ss:
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

A. F. Spies

Greenville, South Carolina, hereinafter called the Mortgagor, send(s) greetings: of

WHEREAS, the Mortgagor is well and truly indebted unto Fidelity Federal Savings & Loan Association

organized and existing under the laws of United States of America, a corporation hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Eleven Thousand One Hundred and No/100 Dollars (\$11,100.00), with interest from date at the rate of four & one-half (4 1/2%) per annum until paid, said principal and interest being payable at the office of Fidelity Federal Savings & Loan Association in Greenville, South Carolina or at such other place as the holder of the note may designate in writing, in monthly installments of Sixty-one and 72/100 - - - Dollars (\$61.72), commencing on the first day of August, 19 55, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of July, 19 80.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) 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, the following-described real estate situated in the County of Greenville State of South Carolina:

All that lot of land in Greenville County, State of South Carolina, on the southern side of Sir Abbott Street near the City of Greenville, being shown as Lot No. 113 on a plat of Sherwood Forest recorded in Plat Book "GG" at Pages 2 and 3 and described as follows:

BEGINNING at a stake on the southern side of Sir Abbott Street at corner of Lot 114 and running thence with the southern side of said street N. 62-46 E. 75 feet to a stake at corner of Lot 112; thence with the line of said lot S. 27-14 E. 155 feet to a stake at corner of Lot 117; thence with the line of said lot S. 62-46 W. 75 feet to a stake at corner of Lot 114; thence with the line of said lot N. 27-14 W. 155 feet to the beginning corner.

Being the same premises conveyed to the mortgagor by Glynn A. Lindsey by deed to be recorded herewith.

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 equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the