

FILED
GREENVILLE CO. S. C.
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BOOK 1238 PAGE 691

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN

C. MANLEY, JR.

(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 Thirty Two Thousand Six Hundred and No/100ths-----DOLLARS

(\$ 32,600.00) as evidenced by the Mortgagor's note of even date, bearing interest as stated in said note, and payable as therein stated or as modified by mutual agreement, in writing, the final maturity of which is 25 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, being known and designated as Lot No. 112, of Wellington Green, Section Three, as shown on plat thereof recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book YY, at page 116, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Kenilworth Drive at the joint front corner of Lots Nos. 112 and 113, and running thence along the line of Lot No. 113 S. 53-06 W. 137.1 feet to an iron pin at the joint rear corner of Lots Nos. 110, 111, 112 and 113; thence along the line of Lot No. 111 S. 41-52 E. 164.0 feet to an iron pin on the northwestern side of Kenilworth Drive; thence along Kenilworth Drive N. 56-15 E. 102.1 feet to corner; thence around said corner and following the curvature thereof, the chord being N. 9-00 E. 34.0 feet to an iron pin; thence still with Kenilworth Drive N. 38-16 W. 145.4 feet to the beginning corner.