

Second
Mortgage on Real Estate

DONNIE S. TANKERSTEEY
R.M.C.
FILED
MORTGAGE
JUL 5 1979
AM 7 8 9 10 11 12 1 2 3 4 5 6 PM

PL 1472 PAGE 588

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Mr. James A. Basinger, Jr. &

Mrs. Betty W. Basinger (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

thirteen thousand six hundred fifty seven and 56/100----- DOLLARS
(\$ 13,657.56), 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 seven 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,

All that lot of land in Greenville County, State of South Carolina, at the eastern corner of E. Lee Road and Strange Road, near the City of Greenville, being shown as Lot 54 on a plat of Section 2 of Oakwood Acres recorded in Plat Book AAA at page 38 and described as follows:

Beginning at an iron pin at the corner of E. Lee Road and Strange Road and running thence with the curve of the intersection, S. 5-03 E. 46.8 feet to an iron pin on Strange Road; thence with the eastern side of Strange Road, S. 25-36 E. 124 feet to an iron pin at the corner of an unnamed street; thence with the curve of the intersection, the chord of which is S. 51-02 E. 40.8 feet to an iron pin; thence continuing with the northern side of said unnamed street, N. 83-37 E. 127.3 feet to an iron pin at the corner of Lot 53; thence with the line of said lot, N. 5-39 W. 145 feet to an iron pin at the corner of Lot 52; thence with the line of said lot, N. 82-30 W. 28.7 feet to an iron pin; thence S. 15-30 W. 34 feet to an iron pin; thence N. 74-00 W. 175 feet to the beginning corner.

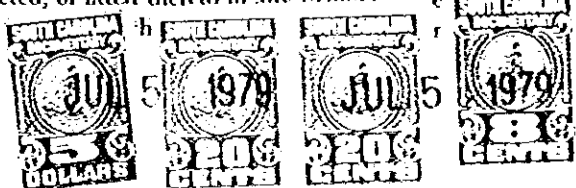
This property conveyed subject to restrictions, easements and rights of way of record which affect said property.

This being the same property conveyed to the grantor herein by deed recorded in Deed Book 715 at page 53.

This is the same property conveyed by deed of John W. Matthews dated 12-11-68 recorded 12-13-68 in volume 858 at page 22.

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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, the intention of the parties hereto that all such fixtures and equipment are considered a part of the real estate.



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