STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Ann Johnson Watkins

(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 Sixteen thousand, nine hundred, ninety-nine and 92/100----- DOLLARS

(\$ 16,999.92), 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 (7) 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 f 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,

11 that piece, parcel or lot of land, with all improvements thereon, struate, lying and being in the County of Greenville, State of South Carolina, on the southwestern side of Augusta Road, in the City of Greenville, and shown as Lot No. 5 on plat of property of H. L. S. Investment Company, recorded in Plat Book D, page 225, RMC Office for Greenville County, and according to said plat, having the following courses and distances, to-wit:

Beginning at an iron pin on the southwestern side of Augusta Road, at the front corner of Lot No. 4, which pin is 130 feet southeast of the intersection of Augusta Road and Tallulah Drive, and running thence with the southwestern side of Augusta Road, S. 24-35 E. 65 feet to an iron pin; thence S. 55-30 W. 200 feet to an iron pin at the rear corner of Lot No. 6; thence with the line of said lot, N. 24-35 W. 66.2 feet to an iron pin at the rear corner of Lot No. 4; thence with the line of said lot, N. 55-50 E. 200 feet to the beginning.

And being the same property conveyed to the grantors herein by deed of Myrna B. Groce dated September 22, 1961, and recorded in Book 682, page 400, RMC Office for Greenville County.

This is the same property conveyed by deed of William H. Squires and Cornelia B. Squires, dated and recorded 3/24/72 in book 939, page 194 of the RMC Office for Greenville County, SC.

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 attack.

4.00CTO









328 RV.2

0

0.