

Second
Mortgage on Real Estate



STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN, Franklin E. and MaryAnn B. Jowers

(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 **Fifteen Thousand Fifty Two Dollars and Eighty Cents** DOLLARS

(\$ 15,052.80), 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 **Five (5)** 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, known and designated as Lot 46 on Plat of New Furman Heights recorded in Plat Book EE at Page 75 in the R. M. C. Office for Greenville County.

BEGINNING at an iron pin on the southern side of Ruby Drive at joint front corner of Lots 45 and 46 and running thence along the joint line of said lots, S. 5-30 W. 175 feet to an iron pin; thence S. 84-30 E. 80 feet to an iron pin at joint rear corners of Lots 46 and 47; thence along joint line of said lots, N. 5-30 E., 175 feet to a concrete monument on the southern side of Ruby Drive; thence along the southern side of Ruby Drive, N. 84-30 W. 80 feet to the beginning corner.

Being the same property conveyed to the Grantors by deed recorded in Deed Book 771 at Page 504.

DERIVATION CLAUSE:

This is the same property conveyed by Bates and Cannon, Inc. by Deed dated 12-15-65, recorded 12-15-65 in Volume 788 at page 209.

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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 in any way appurtenant to the same, together with all household furniture, be considered a part of the real estate.

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