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SECOND
/Fifst Mortgage on Real Estate

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STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

LUIS F. MORENO AND

DIANNE HORENO

(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

TWENTY-NINE THOUSAND NINE HUNDRED NINETY-EIGHT AND 80/100----- DOLLARS

(\$ 29,998.80), 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 TEN (10) 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 Mortgagoe at any time for advances made to or for his account by the Mortgagoe, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagoe 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 Mortgagoe, 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 or land, situate on the southwest side of New Castle Way, near the City of Greenville, in Greenville County, South Carolina, being shown as Lot 48 on plat of Section II of Wellington Green, recorded in the RIC Office for Greenville County in Plat Book "YY" at page 117, and having according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the southwest side of New Castle Way at the joint front corner of Lots 47 and 48 and runs thence along the southwest side of New Castle Way S 57-45 E 100' to an iron pin; thence along the line of Lot 49 S 32-15 W 185' to an iron pin; thence N 57-45 W 100' to an iron pin; thence along the line of Lot 47 N 32-15 E 185' to the beginning corner.

The grantees herein by the acceptance of this deed specifically assume and agree to pay the indebtedness due under the terms of the mortgage given by the grantor to Cameron Brown and recorded in REal Estate Mortgage Book 1227 at page 313 records of Greenville County and also hereby assumes the obligation of the grantors under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the quarnaty or insurance of the indebtedness above mentioned, the balance due for assuption is \$27,041.64.

Being the same property conveyed to the grantors herein by deed of Dan C. Tuttle and Barbara J. Tuttle dated March 30, 1972 and recorded in deed book 939 at page 482.

This is the same property conveyed by deed of Steven Comer Moore and Peggy F. Moore unto Luis F. Horeno and Dianne S. Horeno, dated 11/12/76, recorded 11/15/76 in volume 1046, page 112 of the RIC 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 including all heating plumbing are included and including all heating plumbing and including all heating plumbing are included and included an

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