

RECORDED
SOUTH CAROLINA
11 27 AM '80
GREENVILLE
WATSON

1325 PAGE 108

First Mortgage on Real Estate
30.000.00
11/27/80

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: *Danny Eugene Watson*
DANNY EUGENE WATSON

(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 Fourteen thousand, two hundred, fifty and 00/100-----DOLLARS (\$14,250.00), 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 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, as shown on plat thereof prepared by W. R. Williams, Jr., Surveyor, dated September 22, 1976, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an old iron pin at the southeasterly corner of the intersection of Velma Road and Old U. S. Highway #25, thence run S 7-07 E 100' to an iron pin, thence turning and running S 82-53 W 225' to an old iron pin; thence turning N 7-07 W 100' to an old iron pin; thence turning and running N 82-53 E 225' to an old iron pin, the point of beginning.

This being the same property conveyed to Danny Eugene Watson and Anne W. Watson by deed of Barbara W. Tinsley dated September 27, 1976 and recorded September 27, 1976 in the R.M.C. Office for Greenville County, South Carolina in Deed Volume 1043 at Page 531 and by deed of Anne W. Watson to Danny Eugene Watson of even date to be recorded herewith.

This mortgage is second and junior in lien to that mortgage given by Danny Eugene Watson and Anne W. Watson to Collateral Investment Company in the original amount of \$19,900.00 dated September 27, 1976 and recorded September 27, 1976 in the R.M.C. Office for Greenville County, South Carolina in Mortgage Book 1378 at Page 777.

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 attached, connected, or fitted thereto in any manner, it being the intent of the Mortgagor that all such fixtures and equipment now or hereafter attached, connected, or fitted thereto in any manner shall remain a part of the real estate.



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