

FILED - GREENVILLE CO. S. C.

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OLLIE FARNSWORTH R.M.C.

BOOK 1238 PAGE 402

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN: Richard R. Rettew

(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-three thousand one hundred fifty and no/100-----DOLLARS

(\$23,150.00), 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 25 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, on the southern side of Green Vista Lane, Del Vista Heights Subdivision, Chick Springs Township, and being more particularly described to-wit:

BEGINNING At an iron pin on the southern side of Green Vista Lane, said pin being 134.8 feet from the southeastern corner of Lot 36 at the joint front corner of the within-described property and property belonging now or formerly to Robert Wynn (see plat of Del Vista Heights recorded in the RMC Office of Greenville County in Plat Book RR at Page 125) and running thence along the line of said Wynn property, S. 4-00 W. 200 feet to an iron pin; thence S. 83-14 E. 106.8 feet to a point at the joint rear corner of property hereby mortgaged and properties now or formerly belonging to Jones and Bangle; thence N. 9-00 E. 200 feet to an iron pin on the southern side of Green Vista Lane; thence with the southern side of Green Vista Lane, N. 83-16 W. 124.3 feet to an iron pin at the point of beginning.

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; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.