

GREENVILLE 00 S C

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First Mortgage on Real Estate

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R.M.C.

MORTGAGE

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Steve G. Wingard

(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

Thirty-Two Thousand and No/100----- DOLLARS

(\$ 32,000.00), 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 15 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, located on the Southwestern side of State Highway leading from Reid School to Travelers Rest, referred to as State Park Road, and being more particularly shown on a plat prepared by W. J. Riddle, RLS, dated April 1, 1937, containing 22.9 acres, more or less, and having the following courses and distances to wit: BEGINNING at a point on said highway at the corner of property now or formerly owned by Amanda Norris, and running thence along said highway, S. 27-00 W. 1647 feet to an iron pin; thence S. 34-30 W. 381 feet to the property of Paris Mountain Water Company; thence N. 1-45 E. 1540 feet to a creek; thence following the creek as the line, N. 64-00 E. 242 feet to an iron pin; thence S. 88-15 E. 97 feet to an iron pin; thence N. 84-30 E. 283 feet to branch; thence N. 70-30 E. 275 feet to said highway; thence along said highway, S. 71-15 E. 252 feet and S. 52-45 E. 81 feet to the beginning corner.

ALSO: All that piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, located on the Southwestern side of State Highway leading from Reid School to Travelers Rest, referred to as State Park Road, and being more particularly shown on plat prepared by H. S. Brockman, RLS, dated December 17, 1946, containing 35.88 acres, more or less, and being more particularly described as follows: BEGINNING at an iron pin at the corner of the above-described property and running thence S. 89-39 W. 1496 feet to an iron pin; thence N. 10-44 W. 499 feet to an iron pin; thence N. 7-15 W. 692 feet to an iron pin; thence S. 76-38 E. 1765.5 feet to an iron pin; thence S. 2-15 W. 768.5 feet to the beginning corner.

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.