

First Mortgage on Real Estate

MORTGAGE

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN:

James C. Blakely, Jr. and Anne S. Blakely -----  
----- (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 Sixty-five Thousand and No/100 -----DOLLARS

(\$65,000.00-----), 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 -----29----- 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,

ALL that piece, parcel or lot of land, located, lying and being in Butler Township and shown and designated as Lot No. 34 of a subdivision of property of Richard F. Watson, Jr. and Evelyn P. Watson as shown on a preliminary plat prepared by Piedmont Engineers and Architects, being also shown as Lot No. 34 on a plat of Watson Orchard, recorded in the Greenville County R.M.C. Office in Plat Book 000 at Page 99 and according to a revised survey prepared by Freeland and Associates dated October 12, 1977 and recorded in the R.M.C. Office for Greenville County in Plat Book 6A at Page 73, has the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Graystone Road at the joint front corner of Lots 34 and 33 and running thence with the joint line of said lots S. 79-32 E., 382.8 feet to an iron pin; running thence S. 15-49 W., 185.0 feet to an iron pin at the joint rear corner of Lot 34 and property of R. F. Watson, Jr.; running thence with the joint line of said property N. 80-52 W., 319.0 feet to an iron pin on the eastern side of Graystone Road; running thence with the eastern side of Graystone Road, N. 3-08 W., 197.25 feet to an iron pin, point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of Stanley B. Duffies, II and Dorothea F. Duffies recorded in the R.M.C. Office for Greenville County in Deed Book 1036 at Page 772 on the 24th day of May, 1976 and by corrective deed of Stanley B. Duffies, II and Dorothea F. Duffies recorded December 2, 1977 in Deed Book 1069 at Page 527.

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.

RECORDED IN DEED BOOK 1069 PAGE 527

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