

Mortgagee's mailing address: 301 College Street, Greenville, S. C. 29601

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GREENVILLE CO. S. C.  
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BOOK 1453 PAGE 180

# MORTGAGE

THIS MORTGAGE is made this 15th day of December, 1978, between the Mortgagor, Robert D. McCall and Teresa S. McCall, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

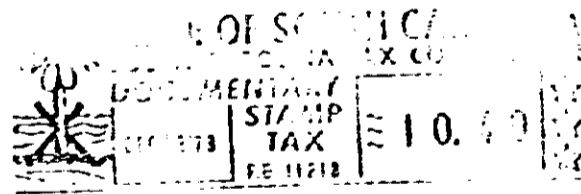
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty Six Thousand and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated December 15, 1978, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on January 1, 2009.

TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of Greenville, State of South Carolina:

ALL that lot of land situate at the northwest corner of the intersection of Courtland Drive and Arlene Drive, being taken from the southwest corner of Lot No. 15 on a map of Highview Acres, recorded in Plat Book O, at Page 123 in the RMC Office for Greenville County and also being shown as an unnumbered lot on a plat entitled, "Addition to Highview Acres", dated September, 1959, prepared by Piedmont Engineering Service and recorded in Plat Book GG, at Page 122, and having according to said latter plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin at the northwest corner of the intersection of Arlene Drive and Courtland Drive and running thence with the line of Arlene Drive N. 84-30 W. 190 feet to an iron pin at the corner of Lot No. 2; thence with the line of Lot No. 2, N. 5-30 E. 100 feet to an iron pin at the rear corner of Lot No. 1; thence with the line of Lot No. 1, S. 84-30 E. 190 feet to an iron pin on Courtland Drive; thence with said Drive S. 5-30 W. 100 feet to the point of BEGINNING.

This being the same property conveyed to the mortgagors herein by deed of Morris S. Stepp and Linda S. Stepp of even date and to be recorded herewith.



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which has the address of 115 Courtland Drive Greenville,  
(Street) (City)  
Souther Carolina (herein "Property Address");  
(State and Zip Code)

TO HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are herein referred to as the "Property."

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Borrower covenants that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, that the Property is unencumbered, and that Borrower will warrant and defend generally the title to the Property against all claims and demands, subject to any declarations, easements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

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