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DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

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THIS MORTGAGE is made this 28th day of June 1979, between the Mortgagor, James F. Robinson, Jr. (herein "Borrower"), and the Mortgagee, UNITED FEDERAL SAVINGS AND LOAN ASSOCIATION OF FOUNTAIN INN, a corporation organized and existing under the laws of the United States of America, whose address is 201 Trade Street, Fountain Inn, S. C. 29644 (herein "Lender").

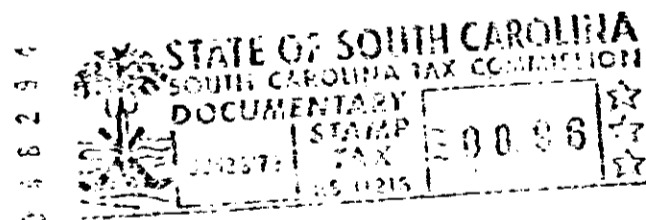
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty-Two Thousand Four Hundred and no/100ths (\$22,400.00) Dollars, which indebtedness is evidenced by Borrower's note dated June 28, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on July 1, 1979.

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 certain piece, parcel or lot of land, with all improvements thereon or hereafter constructed thereon, situate, lying and being in the County of Greenville, State of South Carolina, known and designated as Lot No. 23 as shown on plat of the subdivision of VALLEYBROOK, SECTION 1, recorded in the R.M.C. Office for Greenville County, S.C., in Plat Book 4-N, at Page 60, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin, the joint front corner of Lots 22 and 23 and running thence S 65-44 E 130 feet along the common line of said lots to an iron pin at the joint rear corner of said lots; thence running S 24-11 W 80 feet along the common line of Lots 20 and 23 to an iron pin, the joint rear corner of Lots 23 and 24; thence running N 65-44 W 130 feet to the joint front corner of said lots on Tree Court; thence running with Tree Court, N 24-11 E 80 feet to the point of Beginning.

This being the same property conveyed unto James F. Robinson, Jr. by deed of Peter J. deBoer and Christine A. deBoer, dated and recorded concurrently herewith.



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which has the address of Lot 23, Valleybrook S/D, Piedmont, South 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".

Borrower covenants that Borrower is lawfully seised 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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