Mortgagee's Address: PO Bx 1268, Gv1, SC 29602

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## **MORTGAGE**

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THIS MORTGAGE is made this 5th	day of September
19.79, between the Mortgagor, ALVIN B. KIN	G
FIDELITY FEDERAL SAVINGS AND LOAN ASSO	n "Borrower"), and the Mortgagee,
under the laws of SOUTH CAROLINA	whose address is 101 EAST WASHINGTO:
STREET, GREENVILLE, SOUTH CAROLINA	(herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of TEN THOUSAND FIVE HUNDRED AND NO/100 (\$10,500.00)------ Dollars, which indebtedness is evidenced by Borrower's note dated. September 5, 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 September 1, 1989

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 on the eastern side of Redwood Drive being shown on a plat of the Property of Alvin B. King dated September 5, 1979, prepared by Freeland & Associates, recorded in Plat Book 7-N at page 25 in the RMC Office for Greenville County and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of Redwood Drive at the corner of property now or formerly belonging to Hendrix, which iron pin is approximately 187 feet more or less from Yown Road, and running thence with Redwood Drive N 19-50 W 110 feet to an iron pin; thence N 61-30 E 220.3 feet to an iron pin; thence S 11-53 E 110 feet to an iron pin; thence S 60-41 W 206 feet to the point of beginning.

This is the same property conveyed to the mortgagor by deed of Rose R. Hendrix, recorded on January 7, 1957 in Deed Book 1010 at page 555 and by deed of Rose R. Hendrix, recorded on July 24, 1964 in Deed Book 753 at page 513 in the RMC Office for Greenville County.

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which has the address of ... 4 Redwood Drive ... Greenville ... (Street) ... (City)

S. C. 29611 (herein "Property Address");

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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 Bo, rower 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, casements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

SOUTH CAROLINA: -1 to 4 Family | 6-75 | ENMA/FHENC UNIFORM INSTRUMENT

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