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JOHN TAMPERSLEY  
R.M.C.

# MORTGAGE

BOOK 1430 PAGE 885

THIS MORTGAGE is made this 14th day of September 1979, between the Mortgagor, Andrew G. Schauder and Joan G. Schauder (herein "Borrower"), and the Mortgagee, FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of SOUTH CAROLINA, whose address is 101 EAST WASHINGTON STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Sixty-eight Thousand Four Hundred and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated September 14, 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, 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: being shown and designated as Lot Number 76 on Plat of Map No. 1, Foxcroft, Section II, Final Plat Revised as recorded in Plat Book 4-N at Pages 36 & 37 of the RMC Office for Greenville County, and having according to said plat the following metes and bounds, to-wit:

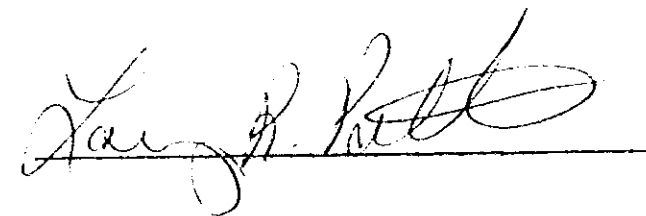
BEGINNING at an iron pin on Continental Drive at the joint front corner of Lots 76 & 77 and running thence, N 17-56 E 188.5 feet to an iron pin at the rear corner of said lots, thence along the rear line of Lot 76, S 74-45 E 117 feet to an iron pin at the corner of Lots 75 & 76; thence along the line of said lots, S 22-50 W 198.6 feet to an iron pin; thence along Continental Drive, N 68-21 W 50 feet to an iron pin and N 71-21 W 50 feet to an iron pin, point of beginning and being the same property conveyed to the mortgagors by deed of Merrill Lynch Relocation Management, Inc. dated August 13, 1979 and recorded on even date herewith.

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE ) PROBATE FOR ANDREW G. SCHAUDER

PERSONALLY appeared before me the undersigned, who, on oath states that (s)he saw the within named Andrew G. Schauder sign, seal and as his act and deed deliver the foregoing Mortgage, and that (s)he with the other witness witnessed the execution thereof.

SWORN to before me this 14th day of September, 1979.

Deborah H. Garrison (LS)  
Notary Public for South Carolina  
My commission expires: 1-29-81



which has the address of 327 Continental Drive, Greenville, South Carolina (City)  
..... (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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