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BOOK 1498 PAGE 189

MORTGAGE

THIS MORTGAGE is made this 17th day of March, 1980, between the Mortgagor, Earl F. Jameson and Rosemary M. Jameson, (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 Thirty Nine Thousand Fifty Three & 24/100 (\$39,053.24) Dollars, which indebtedness is evidenced by Borrower's note dated March 17, 1980, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 1, 2005.....;

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 piece, parcel or lot of land, with all buildings and improvements, lying at the northeastern corner of the intersection of Hudson Farm Road with Hedgewood Terrace, in Greenville County, South Carolina, being shown and designated as Lot No. 68 on a Plat of DEVENGER PLACE, Section No. VI, made by Dalton & Neves Co., dated September 1975, recorded in the RMC Office for Greenville County, SC, in Plat Book 5-P, page 2, and having according to said Plat the following metes and bounds, to-wit:

BEGINNING at a point on the northern side of Hedgewood Terrace at the joint corner of Lots Nos. 67 and 68 and running thence N. 33-01 E., 80.3 feet to an iron pin; thence along the line of Lot 69 N. 56-59 W., 140 feet to a point on Hudson Farm Road; thence along the eastern side of Hudson Farm Road S. 33-01 W., 100 feet to an iron pin; thence with the intersection of Hudson Farm Road and Hedgewood Terrace S. 20-56 E., 29.5 feet to a point; thence with the northern side of Hedgewood Terrace S. 74-40 E. 121.9 feet to the point of beginning.

This being the same property conveyed to Mortgagors herein by deed of Roy D. Greene of even date to be recorded herewith.

which has the address of 300 Hudson Farm Road, Greer, SC 29690,
(Street) (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 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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