

BOOK 1524 PAGE 231

Mail to:
Family Federal Savings & Loan Assn.
Drawer L
Greer, S.C. 29651

FILED
GREER, S.C.
NOV 11 3 45 AM '80

MORTGAGE

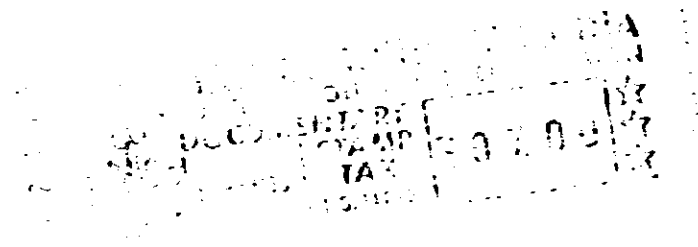
THIS MORTGAGE is made this 10th day of November 1980, between the Mortgagor, Julian D. Pitts and Deborah Pitts (herein "Borrower"), and the Mortgagee, Family Federal Savings & Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 713 Wade Hampton Blvd. Greer, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of ---Seventeen Thousand Five Hundred and NO/100--- Dollars, which indebtedness is evidenced by Borrower's note dated November 10, 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 November 1, 2010

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: Oneal Township, about five miles north of Greer, near Washington Baptist Church, being shown as containing 0.97 acres, more or less, on a plat of property prepared for Tommy and Elizabeth D. Eller by Wolfe & Huskey, Inc., Surveyors, dated October 21, 1976, and recorded in the RMC Office for Greenville County in Plat Book 4-0 at page 361, reference to said plat hereby pleaded for a more complete description.

This conveyance is subject to all easements, rights of way, roadways, restrictions, and zoning ordinances of record, on the recorded plats or on the premises.

This is that same property conveyed to Mortgagors by deed of Tommy Eller to be recorded this date.



NOV 11 1980

which has the address of Rt. 9, Box 590, Gap Creek Road, Greer, S.C. 29651 (herein "Property Address");

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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