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# MORTGAGE

THIS MORTGAGE is made this 10th day of April, 1984, between the Mortgagor, Donald Carol Tumblin, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association of South Carolina, 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").

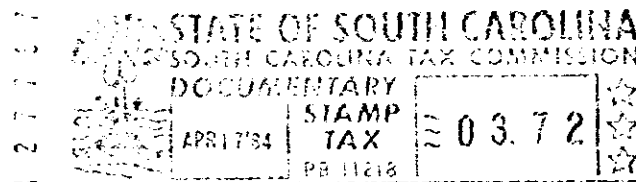
WHEREAS, Borrower is indebted to Lender in the principal sum of Nine thousand two hundred ninety four and no cents (9294.00) Dollars, which indebtedness is evidenced by Borrower's note dated 04-10-84, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on 04-30-87.....;

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, situate, lying, and being in the Town of Fountain Inn, County of Greenville, State of South Carolina, and according to a plat of said property prepared by J. L. Montgomery, R.L.S., October 4, 1976, and which said plat is recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 6-N, at Page 70, and having the following courses and distances, to-wit:

BEGINNING at an iron pin on the edge of Andrews Lane, which said point is 183.8 feet from the intersection of Andrews Lane and Craig Street, and running thence with the common line with property now or formerly belonging to Taylor, S. 33-22 W. 175.06 feet to an old iron pin in the line of property now or formerly belonging to Babb; thence running with the Babb line, N. 70-24 W. 155.49 feet to an iron pin in the line of property now or formerly belonging to Taylor; thence running with the Taylor line, N. 37-09 E. 70.75 feet to an old iron pin; thence continuing with the Taylor line, N. 33-14 E. 146.43 feet to an old iron pin on the edge of Andrews Lane, thence running with the edge of Andrews Lane, S. 54-40 E. 146.5 feet to an old iron pin on the edge of Andrews Lane, the point of beginning.

This being the same property conveyed to the mortgagor herein by deed of Carrie Bell A. Tumblin, and recorded in the RMC Office for Greenville County on 03-07-78, in Deed Book 1074, and page 864.



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which has the address of 103 Andrews Lane Fountain Inn,  
(Street) (City)  
SC 29644 (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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