

Carolina Federal S & L
P. O. Box 10148
Greenville, S. C. 29402

GREENVILLE CO. S. C.
12 29 12 07 PM '77
MORTGAGE
DONNE C. FARRINSELEY
R.M.C.

1392 PAGE 787

THIS MORTGAGE is made this 28th day of March 1977, between the Mortgagor, Maxine B. Fogle (herein "Borrower"), and the Mortgagee, Carolina Federal Savings and Loan Association, a corporation organized and existing under the laws of the State of S. C., whose address is P. O. Box 10148 Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of -Thirty-four thousand Dollars, which indebtedness is evidenced by Borrower's note dated March 28, 1977 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on March 1, 2001

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 on Arrowood Court, in the County of Greenville, State of South Carolina, being shown and designaed as Lot 46 on a Plat of WOODHEDGE Subdivision, recorded in the RMC Office for Greenville County in Plat Book 5-D, at Page 58, and having, according to said Plat, the following metes and bounds:

BEGINNING at an iron pin on Arrowood Court, joint front corner of Lots 45 and 46, and running thence with the common line of said Lots, N 43-44 E, 150.49 feet to an iron pin in a branch; thence running with the branch as the line, having the following courses and distances, to wit: S 37-48 E, 70.7 feet; thence S 88-35 E, 55 feet; thence S 41-54 E, 96.28 feet to an iron pin; thence S 43-43 W, 95.4 feet; thence S 76-11 E, 187.38 feet to an iron pin on Arrowood Court at the joint front corner of Lots 46 and 47; running thence with the curve of Arrowood Court, N 23-10 W, 48.05 feet to the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of Robert E. VanBriesen and Sheila C. VanBriesen, dated March 15, 1977, to be recorded simultaneously herewith.



12 Arrowood Court Mauldin
which has the address of (Street) (City)
S. C. 29662 (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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