

MORTGAGEE'S ADDRESS; P. O. Box 937, Greenville, S. C. 29602

GREENVILLE CO. S. C.

BOOK 1398 PAGE 705

MAY 25 9 37 AM '77 MORTGAGE

EDWINE S. TANKEWISLEY  
R.M.C.

THIS MORTGAGE is made this 24th day of May 1977, between the Mortgagor, Arthur H. Delany, III and Constance H. Delany (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings & Loan Association, a corporation organized and existing under the laws of United States of America whose address is 1500 Hampton Street Columbia, South Carolina (herein "Lender").

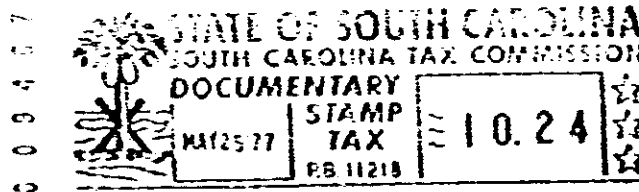
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty-Five Thousand Five Hundred Fifty and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated May 1977 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 1, 2007.

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 situate, lying and being in the County of Greenville, State of South Carolina, on the Eastern side of Ridgewood Drive, near the City of Greenville, and known and designated as Lot No. 11 of a subdivision known as Woodland Hills, plat of which is recorded in the RMC Office for Greenville County in Plat Book Y at Page 60, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Eastern side of Ridgewood Drive, joint front corner of Lots 10 and 11, and running with the joint line of said lots, N. 73-0 E. 160 feet to an iron pin; thence N. 17-0 W. 95 feet to an iron pin, joint rear corner of Lots 11 and 12; thence with the joint line of said lots, S. 73-0 W. 160 feet to an iron pin on the Eastern side of Ridgewood Drive; thence with the Eastern side of Ridgewood Drive, S. 17-0 E. 95 feet to the point of beginning.

This is the same property conveyed to the Mortgagor herein by deed of H. Gray Moore and Doris P. Moore of even date to be recorded herewith.



which has the address of 10 Ridgewood Drive Greenville South Carolina (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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