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GREENVILLE CO. S. C.

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DONNIE S. TANKERSLEY
R.M.C.

VOL 1471 PAGE 935

MORTGAGE

THIS MORTGAGE is made this 29th day of June, 1979, between the Mortgagor, Robert E. Robards and Beverly P. Robards, (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").

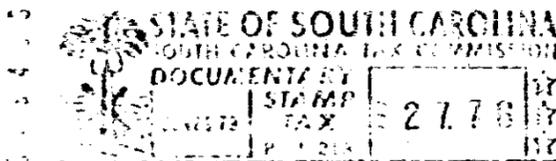
WHEREAS, Borrower is indebted to Lender in the principal sum of Sixty Nine Thousand Three Hundred Sixty Two and 77/100 Dollars, which indebtedness is evidenced by Borrower's note dated _____, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 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 those certain pieces, parcels, or lots of land, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lots Nos. 44 and 45 of a subdivision known as Pebble Creek, Phase I as shown on plat thereof prepared by Enwright Associates, Engineers, dated October, 1973, and recorded in the R.M.C. Office for Greenville County in Plat Book 5-D at Page 4 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern side of Sassafras Drive, joint front corner of Lots 43 and 44, and running thence with the joint line of said lots, N. 49-09 E. 189.36 feet to an iron pin at the corner of Lot 50; thence with the joint rear line of Lots 44 and 50, N. 35-18 W. 50.05 feet to an iron pin; thence continuing with the joint line of Lots 50 and 45, N. 1-30 E. 15.5 feet to an iron pin, joint rear corner of Lots 45 and 46; thence with the joint line of said lots, N. 70-02 W. 219.47 feet to an iron pin on the eastern side of Sassafras Drive; thence with the eastern side of Sassafras Drive and continuing with the northeastern side of Sassafras Drive, the following courses and distances: S. 15-42 W. 45 feet, S. 3-36 W. 50 feet, S. 18-44 E. 69.99 feet, S. 39-35 E. 71.03 feet and S. 43-59 E. 56.45 feet to the beginning corner.

The within property is the identical property conveyed to the Mortgagors herein by deed of Noral D. Belvin and Sylvia H. Belvin by deed of even date herewith and which said deed is being recorded simultaneously with the recording of this instrument.



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which has the address of 303 Sassafras Drive Greenville, South Carolina 29609 (herein "Property Address");
(Street) (City)
(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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