

30. S. C.
11 AM '80

MORTGAGE

THIS MORTGAGE is made this 30th day of June 1980, between the Mortgagor, CLAUDIA RESEE' DAY (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").

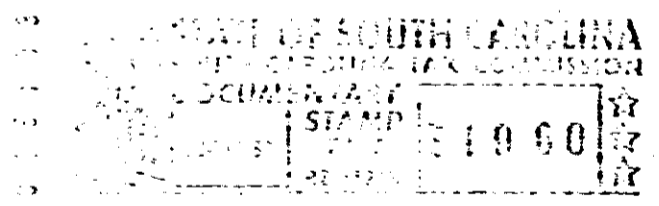
WHEREAS, Borrower is indebted to Lender in the principal sum of forty-nine thousand and no/100ths Dollars, which indebtedness is evidenced by Borrower's note dated June 30, 1980 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on July 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:

All that certain piece, parcel or lot of land, situate, lying and being, in the State of South Carolina, County of Greenville, Austin Township, on the northwestern side of Fargo Street and being known and designated as Lot No. 46 of GLENDALE Sub-division, III, a plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book 4-R at Pages 83 and 84, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the northwestern side of Fargo Street at the joint front corner of Lots 45 and 46 and running thence with the northwestern side of said Street, N. 41-19 E. 100 feet to a point at the joint front corner of Lots 46 and 47; thence N. 48-41 W. 166.2 feet to a point at the joint rear corner of Lots 46 and 47; thence S. 42-11 W. 100 feet to a point at the joint rear corner of Lots 45 and 46; thence S. 48-41 E. 167.7 feet to a point on the northwestern side of Fargo Street at the point of beginning, and being the same property conveyed by a Deed from Merrill Lynch Relocation Management, Inc. to Claudia Renee' Day dated June 6, 1980 and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1128 at Page 382.

This property is subject to existing easements, restrictions, and rights-of-way, upon or affecting said property.



which has the address of 946 Fargo Street Mauldin 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.

SCTO 1 JN3081 217

5.0001

0414

4328 RV.2