

FILED
GREENVILLE CO. S. C.

South Carolina Federal Savings & Loan Association
115 East Camperdown Way
Greenville, South Carolina

2:40
DONNIE S. TANNERSLEY
R.H.C.

1411 40569

MORTGAGE

THIS MORTGAGE is made this 23rd day of September,
1977, between the Mortgagor, Clarence W. Cook, Jr. and Delphine K. Cook
(herein "Borrower"), and the Mortgagee, South Carolina
Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of
America, whose address is 1500 Hampton Street, Columbia, South Carolina (herein "Lender").

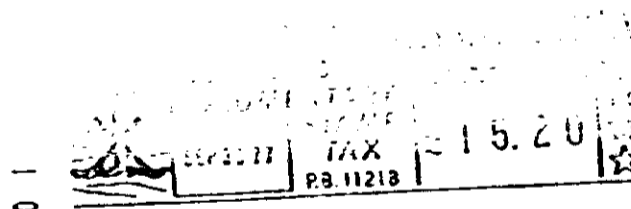
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-eight Thousand and No/
100 Dollars, which indebtedness is evidenced by Borrower's note
dated September 23, 1977, (herein "Note"), providing for monthly installments of principal and interest,
with the balance of the indebtedness, if not sooner paid, due and payable on August 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 repay-
ment 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, with all improvements thereon, situate, lying
and being in the County of Greenville, State of South Carolina being known and designated
as Lot No. 162, Havelock Drive, Peppertree Subdivision, Section No. 3, as shown on a plat
of Peppertree, recorded in Plat Book 4X at Page 4, and having, according to said plat, the
following metes and bounds, to-wit:

BEGINNING at an iron pin located on the southern side of a cul-de-sac right of way of
Havelock Drive, a joint corner of Lots No. 161 and 162; thence along said right of way
N. 52-30 E., 25 feet to an iron pin; thence N. 39-27 E., 20 feet to an iron pin; thence
S. 59-21 E., 140 feet to an iron pin; thence S. 51-23 W., 131.2 feet to an iron pin; thence
N. 22-02 W., 131.0 feet to an iron pin, the point of beginning.

This is the same property conveyed to the Mortgagor herein by deed of Kraft, Inc. re-
corded in the R.M.C. Office for Greenville County on the 30th day of September, 1977
in Deed Book 1065 at Page 934.



which has the address of 1023 Havelock Drive Taylors
[Street] [City]
South Carolina 29687 (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 im-
provements 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 at-
tached to the property, all of which, including replacements and additions thereto, shall be deemed to be and re-
main 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 gen-
erally 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.