

FILED
GREENVILLE, CO. S. C.
OCT 28 5 02 PM '77
DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

BOOK 1414 PAGE 247

THIS MORTGAGE is made this 28th day of October 1977 between the Mortgagor, VINCENT ROBERT AND NORALEE H. ROBERT (herein "Borrower"), and the Mortgagee, CAROLINA FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of South Carolina, whose address is 500 East Washington St., P. O. Box 10148, Greenville, SC 29603 (herein "Lender").

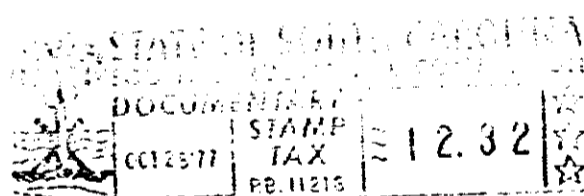
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty Thousand Eight Hundred and No/100---(\$30,800.00)---Dollars, which indebtedness is evidenced by Borrower's note dated October 28, 1977 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October 28, 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 lot of land, with the buildings and improvements thereon, situate on the northeast side of Sedgefield Drive, near the City of Greenville, in Greenville County, State of South Carolina, being shown as Lot No. 7, Section III, on plat of Timberlake Subdivision, recorded in the RMC Office for Greenville County in plat Book EE, page 4, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an Iron pin on the northeast side of Sedgefield Drive at the joint front corner of Lots Nos. 6 and 7 and running thence along the line of Lot No. 6 N 44-55 E, 180 feet to an Iron pin; thence N 45-05 W, 100 feet to an Iron pin; thence with the line of Lot No. 8 S 44-55 W, 180 feet to an Iron pin on the northeast side of Sedgefield Drive; thence along Sedgefield Drive, S 45-05 E, 100 feet to the beginning corner.

THIS is the same property conveyed to the Mortgagors herein by deed dated October 28, 1977 from McGregor Cauthen and Amanda A. Cauthen to be recorded herewith.



which has the address of 12 Sedgefield Drive, Greenville, S. C. 29607 (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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