

P. O. Box 937  
Greenville, S. C. 29602

1401 024

# MORTGAGE

THIS MORTGAGE is made this 29th day of November, 1978, between the Mortgagor, G. Jennings Moore and Susan D. Moore (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 Hampton Street Columbia, South Carolina (herein "Lender").

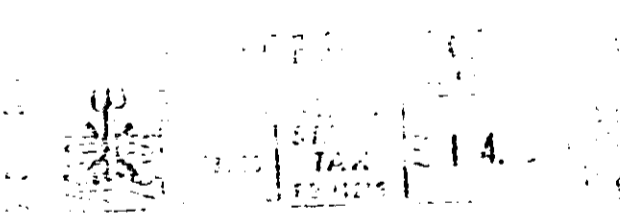
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-five thousand Dollars, which indebtedness is evidenced by Borrower's note dated November 29, 1978 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on December 1, 2008

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 on the northern side of West Prentiss Avenue, City and County of Greenville, South Carolina, being shown and designated as Lot No. 4, Block E, on a Plat of Property of C. P. Mills dated May, 1914, recorded in the RMC Office for Greenville County in Plat Book C, at Page 176, and having, according to said Plat, the following metes and bounds:

BEGINNING at an iron pin on the northern side of West Prentiss Avenue, said iron pin being 66 feet from the northwestern corner of the intersection of Elm Street with West Prentiss Avenue, and running thence along the northern side of West Prentiss Avenue, S 45-27 W, 66 feet to an iron pin at the corner of Lot 6; thence with the line of Lot 6, N 44-33 W, 180 feet to an iron pin on a 16 foot alley; thence along said alley, N 45-27 W, 66 feet to an iron pin at the corner of Lot 2; thence with the line of Lot 2, S 44-33 E, 180 feet to an iron pin, the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of James Walter McNamee, Jr. and Terri Lynn McNamee, dated November 29, 1978, to be recorded simultaneously herewith.



which has the address of 102 West Prentiss Avenue, Greenville, S. C. 29605  
[Street] [City]  
..... (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 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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