

Mortgagee's Mailing Address: 301 College Street, Greenville, S. C. 29601
GREENVILLE CO. S. C.

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DONNIE S. TANKERSLEY
R.M.C.

VCL 1459 PAGE 496

MORTGAGE

THIS MORTGAGE is made this 9th day of March, 1979, between the Mortgagor, Thonal D. Edwards and Deborah W. Edwards, (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").

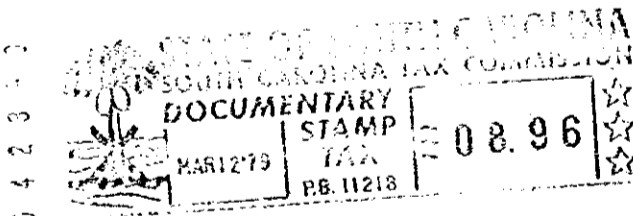
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty Two Thousand Four Hundred and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated March 9, 1979, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 1, 1994

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 in the City of Greenville, State of South Carolina, on the southeasterly side of Columbia Circle, being shown and designated as Lot No. 68 on plat of College Heights, recorded in the RMC Office for Greenville County, S. C., in Plat Book "P", at page 75, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeasterly side of Columbia Circle, joint corner of Lots Nos. 68 and 69, said pin being located 150 feet in a southwesterly direction from the southerly corner of intersection of Columbia Circle with Griffin Drive and running thence along line with Lot No. 69 and Lot No. 70, S. 33-10 E. 150 feet to an iron pin, joint corner of Lots Nos. 68, 70, 71 and 73; thence along line with Lot No. 73 and 74, S. 56-50 W. 75 feet to an iron pin; joint rear corner of Lots Nos. 67 and 68; thence along line with Lot No. 67; N. 33-10 W. 150 feet to an iron pin on the southeasterly side of Columbia Circle; thence along the southeasterly side of Columbia Circle N. 56-50 E. 75 feet to an iron pin, the point of beginning.

This being the same property conveyed to the mortgagors by deed of David D. Henderson and Arlinda E. Henderson of even date and to be recorded herewith.



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which has the address of 107 Columbia Circle Greenville,
(Street) (City)
S. C. 29607 (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 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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