

MAR 30 11 11 AM '79

MORTGAGE

DONNIE S. TANKERSLEY
R.M.C.

R.M.C. 11-2-79

THIS MORTGAGE is made this 30th day of March, 1979, between the Mortgagor, Terry Lee Moore and Ethel S. Moore, (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 Nine Thousand Six Hundred Fifty & No/100 --- Dollars, which indebtedness is evidenced by Borrower's note dated March 30, 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, 1980.....;

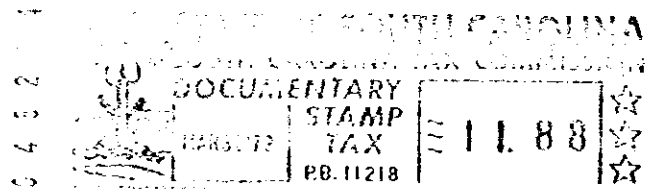
R.M.C. 11-2-79

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 piece, parcel or lot of land, together with all buildings and improvements thereon, situate, lying and being on the western side of West Sable Court in Greenville County, South Carolina, being known and designated as Lot No. 28 on a plat entitled BLUE MOUNTAIN PARK made by Beeson Engineering Company dated March 15, 1955 recorded in the RMC Office for Greenville County, South Carolina, in Plat Book EE at page 121, and having, according to a more recent plat thereof entitled, Property of Terry Lee Moore and Ethel S. Moore made by Freeland & Associates, dated March 29, 1979, recorded in the RMC Office for Greenville County, South Carolina in Plat Book 7-D at page 9, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of West Sable Court at the joint corner of Lots Nos. 28 and 29; and running thence along the common line of said lots, S. 63-10 W., 142.80 feet to an iron pin in or near the creek; thence with the creek as the line the traverse line being N. 23-58 W., 110.14 feet to an iron pin at the joint rear corner of Lots Nos. 27 and 28; thence along the common line of said lots, N. 63-10 E., 137.30 feet to an iron pin on the western side of West Sable Court; thence along the western side of West Sable Court, S. 26-50 E., 110.00 feet to an iron pin, the point of BEGINNING.

The above described property is the same conveyed to the mortgagors herein by deed of Joseph Michael Bouvier and Mildred Elaine P. Bouvier, to be recorded herewith.



which has the address of 3 West Sable Court, Greenville, South Carolina, (Street) (City) 29611 (State and Zip Code) (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.

0301

4328 RV-2