

MAR 30 2 19 PM '79

DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

THIS MORTGAGE is made this 29th day of March, 1979, between the Mortgagor, Ziad Nabhani, (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").

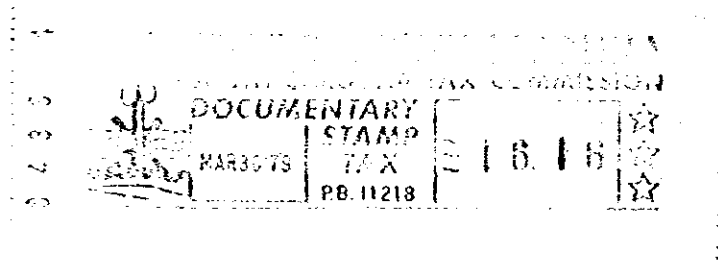
WHEREAS, Borrower is indebted to Lender in the principal sum of Forty Thousand Three Hundred Fifty and No/100 (\$40,350.00)---Dollars, which indebtedness is evidenced by Borrower's note dated March 29, 1979, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 1, 2009.....;

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, with improvements thereon, located in Greenville County, South Carolina, in Peppertree Subdivision, known and designated as Lot No. 130, Peppertree Section No. 2, on a plat dated June 15, 1972, and recorded in the RMC Office of Greenville County in Plat Book 4R at Page 19, as revised by a plat recorded in Plat Book 4X at Page 3, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point located on the Northern side of Charter Oak Drive, a joint front corner of Lots Nos. 129 and 130; thence S. 49-43 W. 130.0 feet to an iron pin; thence N. 73-08 W. 80.0 feet to an iron pin, a joint corner of Lot Nos. 130 and 131; thence N. 37-00 E. 140.0 feet to a point on the Northern side of Charter Oak Drive; thence along Charter Oak Drive S. 63-00 E. 78.0 feet to a point; thence continuing along said street S. 54-26 E. 27.0 feet to the point of beginning.

This is that property conveyed to Mortgagor by Deed of Linda Hogan Wyatt dated and filed concurrently herewith.



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which has the address of 1209 Charter Oak Drive, Taylors (City)
South Carolina (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 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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