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GREENVILLE CO. S. C.

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DOHNIE S. TANKERSLEY
R.M.C.

MORTGAGE

THIS MORTGAGE is made this 1st day of June, 1979, between the Mortgagor, James E. Johnston, III and John H. Hansbrough, (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").

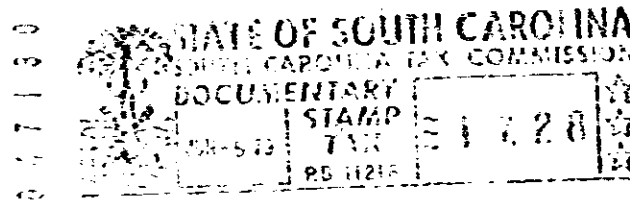
WHEREAS, Borrower is indebted to Lender in the principal sum of Forty-Three Thousand Two Hundred and No/100-(\$43,200.00)-Dollars, which indebtedness is evidenced by Borrower's note dated June 1, 1979, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 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, situate, lying and being on the southern side of Del Norte Lane, known and designated as Lot No. 279 on a subdivision known as Del Norte Estates, Section 3, plat of which is recorded in the R. M. C. Office for Greenville County in Plat Book 4-N, at Pages 14 and 15 and having, according to a more recent survey entitled the Property of James E. Johnston, III and John H. Hansbrough, dated June 1, 1979 and prepared by Carolina Surveying Company and recorded in the R. M. C. Office for Greenville County in Plat Book 7F, Page 79, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Del Norte at the joint front corner of Lots Nos. 279 and 280 and running thence with the joint line of said Lots S 25-44 E. 175.2 feet to an iron pin; thence S 59-07 W. 60 feet to a point; thence N 81-34 W. 72.4 feet to an iron pin at the joint rear corner of Lots Nos. 278 and 279; thence running with the joint line of said Lots N 10-36 W. 171.3 feet to an iron pin on the southern side of Del Norte Lane; running thence along the southern side of said Lane S 85-28 E. 28.0 feet to a point; thence N 76-33 E. 52.0 feet to an iron pin, the point of the BEGINNING.

This is the same property conveyed to the mortgagors herein by deed of Edna C. Burns, dated June 1, 1979 and recorded in the R. M. C. Office for Greenville County, even date herewith.



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which has the address of 5 Del Norte Lane, Greenville, South Carolina (29615) (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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