

RECORDED
JUL 18 10 31 AM '79
DENNIS LEAKERSLEY
R.M.C.

MORTGAGE

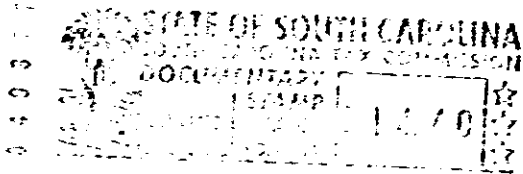
THIS MORTGAGE is made this 17th day of July, 1979, between the Mortgagor, Thomas D. Kisling (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings & Loan Association, a corporation organized and existing under the laws of United States of America, whose address is Hampton Street Columbia, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-six Thousand and No/100 (\$36,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated July 17, 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: being shown and designated as Lot Number 44 of College Heights subdivision on plat thereof recorded in the RMC Office for Greenville County in Plat Book P at Pages 74 and 75 and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northwestern side of Princeton Avenue at the joint corner of Lots 43 & 44 and running thence, S 56-50 W 75 feet to an iron pin; thence, N 33-10 W 150 feet to an iron pin; thence, N 56-50 E 75 feet to an iron pin and thence S 33-10 E 150 feet to the point of beginning.

This is the same property conveyed to the mortgagor by deed of James D. Pittman and Anne Carol B. Pittman dated July 12, 1979 and recorded on even date herewith.



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which has the address of 15 Princeton Avenue, Greenville, South Carolina (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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