

P. O. Drawer 408
Greenville, S. C. 29602

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GREENVILLE S.C.

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DONNE CAMPBELL
R.M.C.

MORTGAGE

THIS MORTGAGE is made this 7th day of September, 1979, between the Mortgagor, Johnny R. Laird, Jr. and Jenvia B. Laird, (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").

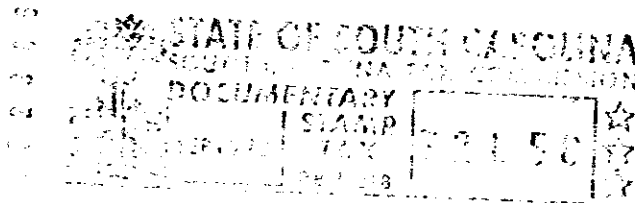
WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty-Three Thousand Nine Hundred and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated September 7, 1979, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October 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 certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot 42 on plat of Gray Fox Run Subdivision prepared by C. O. Riddle, RLS and recorded in the RMC Office for Greenville County in Plat Book 5-P, at page 9, and revised March 4, 1976 and the revised plat is recorded in Plat Book 5-P at Page 16. According to said revised plat, the property is more fully described as follows:

BEGINNING at an iron pin on the southern side of Gray Fox Square at the joint front corner of Lots 41 and 42 and running thence along the common line of said lots, S. 5-57 E., 137.6 feet to an iron pin at the joint rear corner of said lots; thence along the rear line of Lot 42, N. 82-57 E., 129.7 feet to an iron pin at the joint rear corner of lots 42 and 43; thence with the joint line of said lots, N. 23-30 W., 154.8 feet to an iron pin on Gray Fox Square; thence along Gray Fox Square S. 75-22 W., 83.9 feet to an iron pin, the point of beginning.

This is the identical property conveyed to the Mortgagors herein by deed of Evelyne M. Ryan, aka Evelyn M. Ryan, and Bobby M. Ryan, of even date, to be recorded herewith.



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which has the address of 304 Gray Fox Square Taylors,
(Street) (City)
S. C. 29687 (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 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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