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MERSLEY

LEATHERWOOD, WALKER, TODD & MANN

# MORTGAGE

BOOK 1484 PAGE 54

THIS MORTGAGE is made this 10th day of October 1979, between the Mortgagor, Charles B. Wilson and Rebecca M. Wilson (herein "Borrower"), and the Mortgagee, FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of SOUTH CAROLINA, whose address is 101 EAST WASHINGTON STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

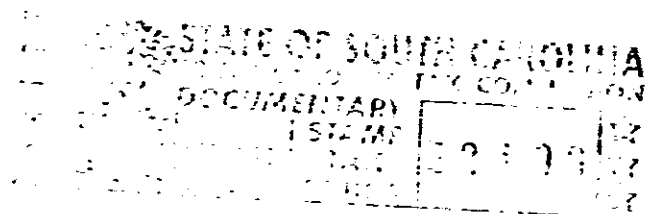
WHEREAS Borrower is indebted to Lender in the principal sum of Sixty Thousand and No/100 (\$60,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated October 10, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, 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 certain piece, parcel or lot of land located in the County of Greenville, State of South Carolina, lying and being on the north side of Hudson Road at the intersection of Hudson Road with Post Drive and having, according to a plat entitled "Property of Charles B. Wilson and Rebecca M. Wilson" by Freeland & Associates, dated October 8, 1979, the following courses and distances, to-wit:

BEGINNING at the intersection of Hudson Road and Post Drive and running thence along Post Drive N. 7-00 W. 200 feet to an iron pin; thence S. 83-00 W. 177 feet to a point; thence S. 7-06 E. 274.1 feet to an iron pin on the north side of Hudson Road; thence with Hudson Road, N. 65-56 E. 60 feet to a point; thence continuing with Hudson Road, N. 58-60 E. 137 feet to the point of beginning.

Being the same property acquired by Mortgagors herein by deed of Charles R. Motter and Joyce H. Motter, dated September 21, 1979, and recorded in the R.M.C. Office for Greenville County, S. C. in Deed Book 1112, at Page 461.



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which has the address of 1 Post Drive Greenville South Carolina (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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