

FILED
GREENVILLE CO. S. C.

BOOK 1487 PAGE 705

NOV 9 12 27 PM '79

MORTGAGE

DONNE S. TANKERSLEY
R.M.C.

THIS MORTGAGE is made this 8th day of November 1979, between the Mortgagor, Edward A. Vilece and Catherine E. Vilece (herein "Borrower"), and the Mortgagee, UNITED FEDERAL SAVINGS AND LOAN ASSOCIATION OF FOUNTAIN INN, a corporation organized and existing under the laws of the United States of America, whose address is 201 Trade Street, Fountain Inn, S. C. 29644 (herein "Lender").

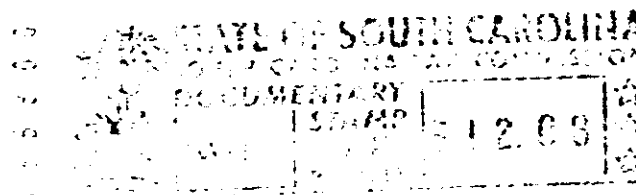
WHEREAS, Borrower is indebted to Lender in the principal sum of THIRTY THOUSAND ONE HUNDRED TWENTY-SEVEN and 15/100 Dollars, which indebtedness is evidenced by Borrower's note dated November 8, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on

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 Town of Fountain Inn, Greenville County, South Carolina, being shown and designated as Lot 7 and Part of Lot 6 on a Plat of BELMONT ESTATES, recorded in the RMC Office in Plat Book BBB, at Page 57, and having, according to said Plat, the following metes and bounds:

BEGINNING at an iron pin on the northern side of Belmont Drive, joint front corner with Lots 7 and 8, and running thence along the line of Lot 8, N 27-20 E, 251.2 feet to an iron pin; thence S 60-28 E, 150.15 feet to an iron pin; thence S 27-20 W, 245.5 feet to an iron pin on Belmont Drive; thence along Belmont Drive, N 60-28 W, 150 feet to an iron pin, the point of beginning

This is the same property conveyed to the Mortgagors herein by deed of John E. Thomas, Jr., and Joyce E. Thomas, dated November 8, 1979, to be recorded simultaneously herewith.



which has the address of 104 Belmont Drive, Fountain Inn, S. C. (Street) (City)
29644 (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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