

GREENVILLE CO. S.C.

NOV 14 3 01 PM '79

DONNIE HARRISLEY
R.M.C.

1488 201

MORTGAGE

THIS MORTGAGE is made this 14th day of NOVEMBER 19. 79, between the Mortgagor, HERMAN E. DABNEY JR. AND JOAN T. DABNEY (herein "Borrower"), and the Mortgagee, HERITAGE FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of the United States of America, whose address is 201 West Main Street, Laurens, S.C. 29360 (herein "Lender").

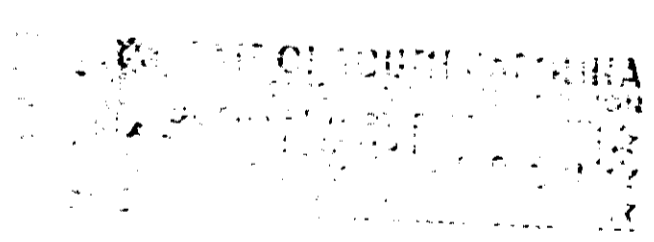
WHEREAS, Borrower is indebted to Lender in the principal sum of FORTY-NINE THOUSAND NINE HUNDRED FIFTY AND 00/100 Dollars, which indebtedness is evidenced by Borrower's note dated NOVEMBER 14, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on NOVEMBER 1, 2004.

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, Town of Simpsonville, being shown and designated as Lot no. 80, corner of Windsor Street and Wemberly Drive, as shown on plat of Wemberly Way Subdivision, Section II, dated June 17, 1974, prepared by Campbell & Clarkson, Surveyors, Inc., recorded in plat book 7-C at page 39, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northerly side of Windsor Street and running thence with the common line of lots 80 and 81, N. 14-44 E., 166.9 feet to an iron pin; thence turning and running with the rear line of lot no. 80, N. 75-34 W., 123.1 feet to an iron pin on Wemberly Drive; thence turning and running with said Wemberly Drive, S. 12-33 W., 142.4 feet to an iron pin; thence with a curve in the road, S. 31-18 E., 39.7 feet to an iron pin on Windsor Street; thence with said Windsor Street, S. 77-33 E., 89.0 feet to an iron pin, being the point of beginning.

This is the identical property conveyed to the mortgagors by deed of Tri-Co Investments, Inc., to be recorded of even date herewith.



which has the address of 203 Wemberly Drive, Simpsonville, S.C.
(Street) (City)
29681 (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 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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