

FILED
GREENVILLE CO. S. C.

DEC 21 4 25 PM '79

DONNIL S. TANKERSLEY
STATE OF SOUTH CAROLINA,
COUNTY OF Greenville } SS:

MORTGAGE

This form is used in connection with mortgages insured under the one- to four-family provisions of the National Housing Act.

TO ALL WHOM THESE PRESENTS MAY CONCERN:

Wayne D. Bridges and Eleanor S. Bridges of Greenville, S. C., hereinafter called the Mortgagor, send(s) greetings:

WHEREAS, the Mortgagor is well and truly indebted unto

South Carolina Federal Savings and Loan Association, a corporation organized and existing under the laws of South Carolina, hereinafter called the Mortgagee, as evidenced by a certain promissory note of even date herewith, the terms of which are incorporated herein by reference, in the principal sum of Thirty-nine thousand five hundred fifty and No/100ths Dollars (\$ 39,550.00), with interest from date at the rate of Eight per centum (8 %) per annum until paid, said principal and interest being payable at the office of South Carolina Federal Savings and Loan Association in Greenville, South Carolina or at such other place as the holder of the note may designate in writing, in monthly installments of Two hundred ninety and 20/100ths Dollars (\$ 290.20), commencing on the first day of February, 1980, and on the first day of each month thereafter until the principal and interest are fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of January 1st, 2010.

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt and for better securing the payment thereof to the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell, and release unto the Mortgagee, its successors and assigns, the following-described real estate situated in the County of Greenville State of South Carolina:

ALL that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, known and designated as Lot No. 24, as shown on a plat of Sunny Acres, recorded in the RMC Office for Greenville County in Plat Book XX at Page 5, prepared by C. C. Jones, RLS, and being described more particularly, according to said plat, to-wit:

BEGINNING at a point on the southern side of Borden Circle at the joint front corner of Lots 24 and 25 and running thence S. 7-00 W. 160.4 feet to a point; thence S. 82-44 W. 153.5 feet; thence N. 26-24 W. 55 feet to the joint rear corner of Lots 23 and 24; thence N. 35-55 E. 198.3 feet to a point on Borden Circle; thence continuing with said Circle S. 69-24 E. 85 feet to the point of beginning.

DERIVATION: Deed of Gilbert F. Henderson and Shirley W. Henderson executed December 21, 1979 and recorded December 21, 1979 in the RMC Office for Greenville County in Deed Book 1117 at Page 994.

REC-1
DEC 21 1979
GTC

STATE OF SOUTH CAROLINA
RECORDS AND DEEDS TAX COMMISSION
DOCUMENTARY
STAMP
\$ 15.84

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and equipment now or hereafter attached to or used in connection with the real estate herein described.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its successors and assigns forever.

The Mortgagor covenants that he is lawfully seized of the premises hereinabove described in fee simple absolute, that he has good right and lawful authority to sell, convey, or encumber the same, and that the premises are free and clear of all liens and encumbrances whatsoever. The Mortgagor further covenants to warrant and forever defend all and singular the premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

The Mortgagor covenants and agrees as follows:

1. That he will promptly pay the principal of and interest on the indebtedness evidenced by the said note, at the times and in the manner therein provided. Privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on the principal that are next due on the note, on the first day of any month prior to maturity; provided, however, that written notice of an intention to exercise such privilege is given at least thirty (30) days prior to prepayment.

0.880

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