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MAR 17 2 30 PM '80
S. C.
HARRISLEY
N.A.C.

BOOK 1498 PAGE 146
Mail to:
Family Federal Savings & Loan Assn.
Drawer L
Greer, S.C. 29651

MORTGAGE

THIS MORTGAGE is made this 17th day of March 1980, between the Mortgagor, Wesco Properties, A General Partnership (herein "Borrower"), and the Mortgagee, Family Federal Savings & Loan Association (herein "Lender"), a corporation organized and existing under the laws of the United States of America, whose address is 713 Wade Hampton Blvd. Greer, South Carolina (herein "Lender").

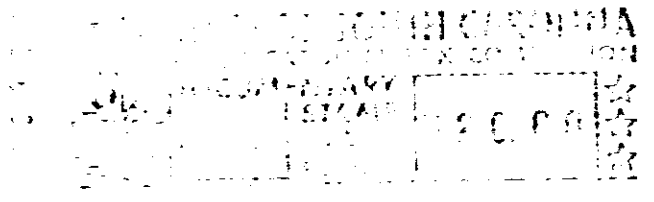
WHEREAS, Borrower is indebted to Lender in the principal sum of Sixty-six Thousand Five Hundred and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated March 17, 1980 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 1, 2010;

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 piece, parcel or lot of land lying in the State of South Carolina County of Greenville, shown as Lot 26 on Plat of Oakfern, Section Two, recorded in Plat Book 6-H at page 53, and having the following courses and distances, to wit:

BEGINNING at an iron pin on the southern side of Oakfern Drive, at the joint front corner of lots 25 and 26; thence with the joint line of said lots, S. 25-55.09 E., 163.7 feet to an iron pin; thence N. 64-21 E., 117.6 feet to an iron pin; thence N. 23-18-25 E., 161.57 feet to an iron pin on the southern side of Oakfern Drive; thence with Oakfern Drive, S. 65-23-13 E., 125 feet to an iron pin, the point of beginning.

For derivation of title, see deed from Edward H. Hembree Builders, Inc., dated March 13, 1980, and recorded herewith.



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which has the address of Oakfern Drive Mauldin (City) S. C. 29662 (State and Zip Code) (herein "Property Address");

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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