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BONNIE L. TANNERSLEY  
R.M.C.

MORTGAGE

BOOK 1498 PAGE 583

THIS MORTGAGE is made this 20th day of March 19 80, between the Mortgagor, Jerry Paul Kelley and Adrith Kerry Kelley (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").

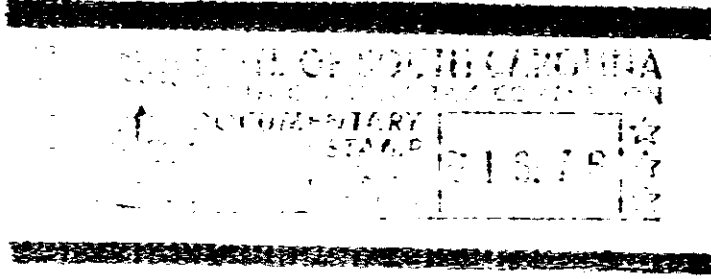
WHEREAS, Borrower is indebted to Lender in the principal sum of FORTY-SIX THOUSAND NINE HUNDRED Dollars, which indebtedness is evidenced by Borrower's note dated March 20, 1980 (herein "Note"), providing for monthly installments of principal and interest with the balance of the indebtedness, if not sooner paid, due and payable on September 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 certain piece, parcel, or tract of land, situate, lying and being in Greenville County, South Carolina, and having, according to a Plat prepared by Carolina Surveying Company, May 12, 1979, recorded in the RMC Office for Greenville County in Plat Book 7-H, at Page 26, the following metes and bounds:

BEGINNING at a point in or near the center of Fugerson Road, joint corner of the property now or formerly belonging to James Walter Brown and Brenda Brown, and running thence with the Brown line, N 26-47 W, 575 feet to a point; thence N 73-16 E, 265 feet to a point; thence S 23-19 E, 569.9 feet to a point in or near the center of Fugerson Road; thence running with the center of said Road, S 73-05 W, 84.3 feet to a point in or near the center of said Road; thence continuing with the center of said Road, S 73-27 W, 145.7 feet to a point in or near the center of said Road, the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of Grover M. Riddle and B. M. Riddle, recorded August 9, 1979, in Deed Book 1108, at Page 967.



which has the address of Fugerson Road Piedmont, S. C. 29673 (Street) (City) (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 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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