

FILED
S.C.
MORTGAGE

SEP 27 1 59 PM '80

THIS MORTGAGE is made this 26th day of March,
1980, between the Mortgagor, G. CAROLINE SANDZEN
(herein "Borrower"), and the Mortgagee, First Federal
Savings and Loan Association, a corporation organized and existing under the laws of the United States
of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of NINE THOUSAND FOUR
HUNDRED TWENTY-ONE and 30/100 Dollars, which indebtedness is evidenced by Borrower's
note dated March 26, 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
.....April 1, 1992

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 unit, situate, lying and being in
the State of South Carolina, County of Greenville, being shown and
designated as Unit No. 8-E of TOWN PARK of Greenville, S. C.,
Horizontal Property Regime, as is more fully described in Master Deed
dated June 5, 1970, recorded in the RMC Office for Greenville County
in Deed Volume 891, at Page 243; as amended by Amendment to Master
Deed recorded July 15, 1971, in Deed Volume 920, at Page 305, and
survey and plot plans recorded in Plat Book 4-G, at Pages 173, 175,
and 177, as amended by Master Deed recorded in Volume 987, at Page
349.

This is the same property conveyed to the mortgagor herein by deed of
Frank Wilton Jones, dated March 26, 1980, to be recorded simultaneously
herewith.

which has the address of Unit 8-E, Town Park, Greenville, S. C.
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 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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