

FILED
GREENVILLE CO. S. C.
AUG 26 3 18 PM '80
DONNIE S. TANKERSLEY
R.M.C.

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MORTGAGE

THIS MORTGAGE is made this 26th day of August, 1980, between the Mortgagor, Charles H. Dipple, Jr., (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").

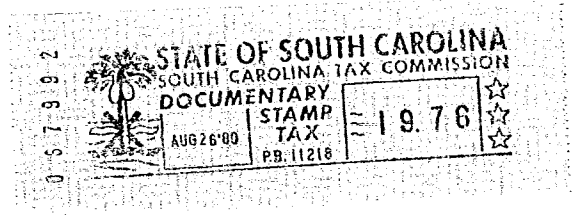
WHEREAS, Borrower is indebted to Lender in the principal sum of Forty-Nine Thousand Three Hundred Fifty (\$49,350.00) Dollars, which indebtedness is evidenced by Borrower's note dated August 25, 1980, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on September 1, 1981

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 lot of land with all improvements thereon, lying in the State of South Carolina, County of Greenville, on the western side of Meadowview Drive, shown as Lot 6 on a Plat of The Meadows, Section Two, recorded in the RMC Office for Greenville County in Plat Book 5P at Page 75 and being further described as follows:

BEGINNING at an iron pin on the western side of Meadowview Drive at the joint front corner of Lots 5 & 6 which point is 476.2 feet in the northerly direction of Walker Springs Road and running thence along the common line of Lots 5 & 6 to an iron pin in the line of property now or formerly owned by Hammett; thence running along the line of property now or formerly owned by Hemmett N. 32-19 W. 85 feet to an iron pin at joint corner of Lots 6 & 7; thence along the common line of Lots 6 & 7 N. 58-39 E. 153.9 feet to an iron pin on the western side of Meadowview Drive; thence along the western side of Meadowview Drive S. 24-01 E. 20 feet to an iron pin; thence continuing along Meadowview Drive S. 31-16 E. 63.2 feet to the point of beginning.

Being the same property conveyed to the Mortgagor by deed of Hamlett Builders, Inc. to be recorded herewith.



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which has the address of 11 Meadowview Drive, Taylors, South Carolina 29687 (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.

4.1501