

FILED  
GREENVILLE CO. S. C.

OCT 31 3 20 PM '80

BOOK 1522 PAGE 976

DONNIE S. TANKERSLEY  
R.M.C.

**MORTGAGE**

THIS MORTGAGE is made this 30<sup>th</sup> day of OCTOBER,  
1980, between the Mortgagor, CAROL N. YOUNG a/k/a CAROL YOUNG ERSKINE

\_\_\_\_\_, (herein "Borrower"), and the Mortgagee,  
Perpetual Federal Savings and Loan Association, a corporation organized and existing under the laws of the State of  
South Carolina, whose address is 907 North Main Street, Anderson, South Carolina (herein "Lender").

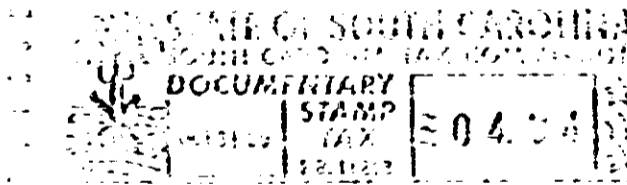
WHEREAS, Borrower is indebted to Lender in the principal sum of TEN THOUSAND EIGHT AND 04/100  
----- (\$10,008.04) dollars, which indebtedness is evidenced by Borrower's  
note dated 10 OCTOBER 30, 1980, (herein "Note"), providing for monthly installments of principal  
and interest, with the balance of the indebtedness, if not sooner paid due and payable on NOVEMBER 1, 1990

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 repay-  
ment 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 in Greenville Township,  
Greenville County, State of South Carolina in North Cherokee Park,  
near the incorporate limits of the City of Greenville, known as  
Lot No. 31 on a subdivision plat made by Brodie & Bedell, Surveyors,  
October, 1909, and July 1913, and recorded in Plat Book "C" at page  
96 in the Office of the RMC for Greenville County, said lot having  
a frontage of 60 feet on Keowee Avenue, with a depth of 173 feet  
5 inches, more or less.

This being the same property conveyed to the Mortgagor herein  
by deed of Bankers Trust of South Carolina, Trustee U/A of  
Mary Hutchings Armstrong dated August 25, 1978 and recorded in the  
RMC Office for Greenville County in Deed Book 1086 at page 342  
on August 29, 1978.

This mortgage is junior in lien to that certain mortgage given  
to First Federal Savings and Loan Association dated February 16,  
1979 and recorded in REM Book 1457 at page 787 in the original  
amount of \$14,000.00.



which has the address of 25 Keowee Avenue, Greenville, South Carolina  
(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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