

FILED
GREENVILLE CO. S. C.

MORTGAGE

BOOK 1540 PAGE 425

MAY 8 2 33 PM '81

JOHN D. TANKERSLEY
THIS MORTGAGE is made this 30th day of April 1981, between the Mortgagor, John David Bull and Kerry S. Bull (herein "Borrower"), and the Mortgagee, Carolina Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States whose address is 500 E. Washington Street, Greenville, South Carolina (herein "Lender").

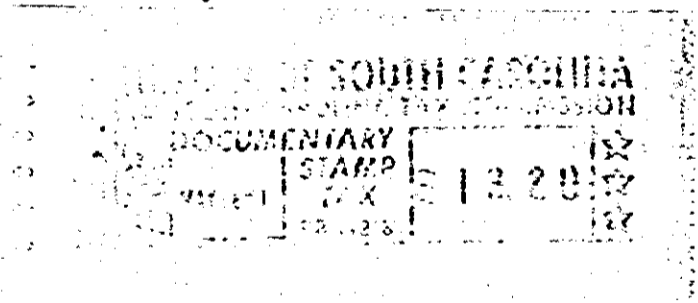
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-Three Thousand and No/100 (\$33,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated April 30, 1981 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on July 1, 2001;

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 lot of land situate, lying and being in the State of South Carolina, County of Greenville, and being on the Southwestern side of Richfield Terrace, being shown and designated as Lot No. 2 on a plat of Richfield Terrace, prepared by Dalton & Neves, Engineers, dated May 18, 1978, recorded in the RMC Office for Greenville County in Plat Book 6-H at Page 58, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southwestern side of Richfield Terrace at the joint front corner of Lots 1 and 2 and running thence along the common line of said lots, S. 44-51 W. 180 feet to an iron pin at the joint rear corner of said lots; thence along the rear of lot 2, N. 59-18 W. 105.2 feet to an iron pin at the joint corner of Lot 2 and the Edwin Burdette property and running thence along the common line of said lots, N. 44-51 E. 180 feet to an iron pin on the Southwestern side of Richfield Terrace; thence along Richfield Terrace, S. 59-18 E. 105.2 feet to an iron pin, being the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of William H. Greer and Barbara P. Greer dated February 1, 1980, and recorded in the Office of the RMC for Greenville County on February 12, 1980, in Deed Book 1120 at Page 416.



which has the address of Lot 2, Richfield Terrace Greenville (Street) (City) South Carolina (herein "Property Address"); (State and Zip Code)

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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