

FILED
GREENVILLE CO. S. C.

MORTGAGE

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AUG 12 12 28 PM '81
THIS MORTGAGE is made this 12th day of August 1981 between the Mortgagor, C. Carlyle Steele and Jennifer S. Steele, R.M.C. (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings & Loan Association, a corporation organized and existing under the laws of United States of America, whose address is 1500 Hampton Street, Columbia, South Carolina, (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of ~~Thirty-eight thousand and~~ no/100 Dollars, which indebtedness is evidenced by Borrower's note dated August 12, 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 September 1, 2011

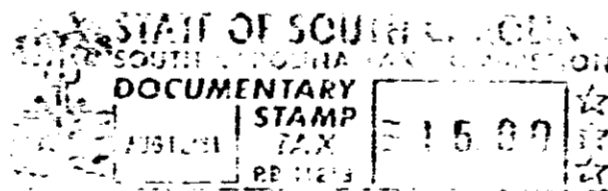
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, and having the following metes and bounds:

BEGINNING at a point on the north side of Tindal Avenue 205.7 feet from the intersection of Tindal Avenue and Jones Avenue, joint corner of lots Nos. 8 and 9, according to plat of H. B. Tindal property made by H. Olin Jones, April, 1927, said plat being recorded in Plat Book G, Page 247, Office of the R.M.C. for Greenville County, and running thence with the joint line of said lots N. 0-35 E. 175 feet to line of Lot No. 11; thence with line of Lot No. 11, N. 88.25 W., 69 feet to Lot No. 10; thence with line of Lot No. 10, S. 0-35 W., 175 feet to point on Tindal Avenue; thence with Tindal Avenue, S. 88,25 E. 69 feet to the point of beginning and being Lot 9 on said plat.

THIS being the same property conveyed to the Morgagor herein by deed of Alexander M. and Clayton L. Patrick recorded August 12, 1981 in Deed Book 1153 at Page 414.

Mortgage's address: 115 E. Camperdown Way,
Greenville, S. C. 29602



which has the address of 213 Tindal Avenue, Greenville,
[Street] [City]
South Carolina 29601 (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.