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S.C.
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DONNA... HERSLEY
R.M.C.

MORTGAGE

BOOK 1554 PAGE 344

THIS MORTGAGE is made this... 1st... day of... October... 1981, between the Mortgagor, John K. Kavanagh and Glenda H. Kavanagh... (herein "Borrower"), and the Mortgagee, CAROLINA NATIONAL MORTGAGE INVESTMENT CO., INC., a corporation organized and existing under the laws of... whose address is... 5900 Fair Boulevard, P.O. Box 10636 - Charleston, South Carolina, 29411... (herein "Lender").

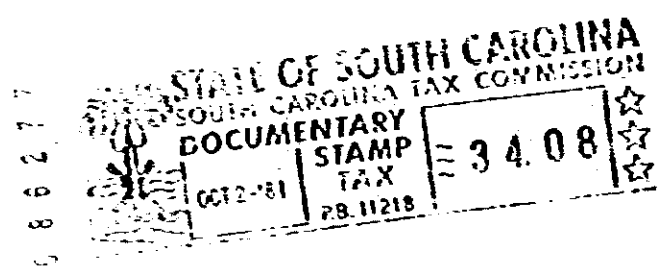
WHEREAS, Borrower is indebted to Lender in the principal sum of... Eighty-five Thousand, Two... Hundred and No/100... Dollars, which indebtedness is evidenced by Borrower's note dated... October 1, 1981... (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on... October 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 certain piece, parcel or lot of land with buildings and improvements thereon, lying and being on the northerly intersection of Sweetwater Court and Sweetwater Road, near the City of Greenville, South Carolina being known and designated as Lot No. 439 on a plat entitled Map Three, Section Two, Sugar Creek as recorded in the RMC Office for Greenville County, South Carolina in Plat Book 7X at page 2 and having according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the northerly side of Sweetwater Road, said pin being the joint front corner of Lots 438 and 439 and running thence with the common line of said lots N 29-43-03 W 130.62 feet to an iron pin at the joint rear corner of Lots 439 and 440; thence with the common line of said lots S 74-26-33 W 130 feet to an iron pin on the easterly side of Sweetwater Court; thence with the easterly side of Sweetwater Court on a curve S 26-06-51 E 150.45 feet to an iron pin on the northerly intersection of Sweetwater Court and Sweetwater Road; thence with said intersection S 81-38-08 E 35.36 feet to an iron pin on the northerly side of Sweetwater Road; thence with the northerly side of Sweetwater Road N 53-21-48 E 50 feet to an iron pin; thence continuing with said road N 46-49-20 E 58.19 feet to an iron pin, the point of beginning.

This is the same property conveyed to the mortgagors herein by deed of Cothran & Darby Builders, Inc. dated October 1, 1981 and recorded simultaneously herewith in Deed Book 1136, page 134, office of the RMC for Greenville County.



which has the address of... Sweetwater Court... Greer... [Street] [City]... S.C. 29651... (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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