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S.C.
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HILLBERRY

MORTGAGE

THIS MORTGAGE is made this 21st day of January, 1982, between the Mortgagor, Tyrone D. Dash (herein "Borrower"), and the Mortgagee, The South Carolina National Bank, a corporation organized and existing under the laws of The State of South Carolina, whose address is 15 South Main Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Six Thousand Five Hundred (6,500.00) and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated January 21, 1982 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on The 22nd Day of each month commencing February 22, 1982 and extending to 22nd Day of December 1984.

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 the building and improvements thereon, lying and being on the westerly side of Fairmont Avenue near the City of Greenville, S. C., being known and designated as Lot No. 35 on plat Extension of Brookforest, as recorded in the RMC Office for Greenville County, S. C. in Plat Book 00, Page 334, reference to which is hereby craved.

THIS is the same property conveyed to the Grantors herein by Deed from Federal Housing Commissioner dated September 4, 1964 and recorded September 18, 1964 in the RMC Office for Greenville County, in Deed Book 758 Page 7.

THIS property is conveyed subject to all restrictions, set-back lines, roadways, easements, and rights-of-ways, if any appearing of record on the premises or on the recorded plat, which affect the above described property.

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which has the address of 426 Fairmont Avenue Greenville, South Carolina, 29605. (herein "Property Address");
[Street] [City] [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 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.

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