

1980 1598 PAGE 99  
MORTGAGE  
GREENVILLE, S.C.

FEB 28 3 36 PM '83

THIS MORTGAGE is made this 23rd day of December 1982, between the Mortgagor, MARTHA ANN LESLIE (herein "Borrower"), and the Mortgagee, FIRST NATIONAL BANK OF SOUTH CAROLINA, a corporation organized and existing under the laws of South Carolina, whose address is P. O. Box 225, Columbia, South Carolina 29202 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of TWO HUNDRED FIFTY THOUSAND AND NO/100 (\$250,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated December 23, 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 January 1, 2013.

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 on the southern side of Quail Hill Drive in Greenville County, Butler Township, South Carolina, being shown and designated as Lot # 8 of Quail Hill Estates, as shown on plat of the Property of Thomas B. Huguenin and T. F. Huguenin, Jr., prepared by Campbell & Clarkson Surveyors, Inc., dated April 24, 1969, and recorded in the R.M.C. Office for Greenville County in Plat Book TTT, at Page 201, and also on plat of property of Martha C. Gould dated December 10, 1981, by Carolina Surveying Company and having the metes and bounds found thereon.

This being the same property conveyed to the mortgagor by deed of William A. Leslie and Billie S. Leslie as recorded in Deed Book 1139, at Page 753 on December 29, 1980.



which has the address of ... 8 Quail Hill Drive ... Greenville, ...  
[Street] [City]  
South Carolina 29607 (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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