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DOUGLAS
R. H. STISLEY

MORTGAGE

THIS MORTGAGE is made this 18th day of November, 19 83, between the Mortgagor, Carver E. Jackson, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association of South Carolina, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Five Thousand-Five Hundred and No/100----- (\$5,500.00) Dollars, which indebtedness is evidenced by Borrower's note dated November 18, 1983, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on 11-30-88

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 lot of land, with the buildings and improvements thereon, situate on the east side of Knox Street and the south side of Dresden Avenue, near the City of Greenville, in the County of Greenville, South Carolina, being shown as Lot #56 and a portion of Lot 55 on plat of Glendale Heights recorded in the RMC Office for Greenville County in Plat Book KK at page 143 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the south side of Dresden Avenue at the joint corner of Lots 40 and 56 and runs thence along the line of Lots 40 and 41 S. 6-45 E. 93.33 feet to an iron pin in the rear line of Lot 55; thence through Lot 55 S. 83-15 W. 130 feet to an iron pin on the east side of Knox Street; thence along the east side of Knox Street N. 6-45 W. 73.33 feet to an iron pin; thence with the curve of Knox Street and Dresden Avenue (the chord being N. 38-15 E. 28.3 feet) to an iron pin on the south side of Dresden Avenue; thence along Dresden Avenue N. 83-15 E. 110 feet to the beginning corner.

This is the same property conveyed to the Mortgagor by Deed of Kelly Turner and Winnie J. Turner and recorded in the RMC Office for Greenville County on December 2, 1971 in Deed Book #931 at page 103 and subsequently conveyed from Edith P. Jackson all undivided one-half to Carver Edward Jackson on October 9, 1979 and recorded in the RMC Office for Greenville County in Deed Book 1113 at page 296. The Deed being given pursuant to court order of the Honorable James A. K. Roper dated May 29, 1979 and filed in the Office of the Clerk of Court in Judgement Roll #79-2589,

This is a second mortgage and is junior in lien to that mortgage executed to Carver Edward Jackson which mortgage is recorded in RMC office for Greenville County in Book 1215 at Page 315 on December 2, 1971 and Assigned to Savings Fund Society of Germantown and It's Vicinity in Book 1218 at Page 477, dated December 29, 1971 and recorded January 6, 1972.

which has the address of #24 Knox Street, Greenville, South Carolina 29605

(herein "Property Address");

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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