

JAN 10 11 53 AM '77

DONNIE S. TANKERSLEY
R.M.C.

MORTGAGE

BOOK 45 PAGE 515

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THIS MORTGAGE is made this 10th day of January, 1977, between the Mortgagor, Charles F. Sims, Jr. and Lewis C. Barker, Jr. (herein "Borrower"), and the Mortgagee, 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-one Thousand One Hundred Fifty and 00/100 Dollars, which indebtedness is evidenced by Borrower's note dated January 10, 1977 (herein "Note"), providing for monthly instalments of principal and interest, Association is: P.O. Box 817, Taylors, S.C. 29687.

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FILED
GREENVILLE CO. S. C.
FEB 25 11 02 AM '77
DONNIE S. TANKERSLEY
R.M.C.

DOCUMENTARY
STAMP
TAX
FEB 11 1977
12.48

FEB 25 '77

PAID AND FULLY SATISFIED
22-17-1
E. RANDOLPH STONE
ATTORNEY AT LAW
GREENVILLE, S.C.
WITNESSES: Charles F. Sims, Jr.
Lewis C. Barker, Jr.
Donnie S. Tankersley
R.M.C.

which has the address of 107 Danbury Drive (Street)
S.C. 29607 (herein "Property Address");
(State and Zip Code)

TO HAVE AND TO HOLD unto Lender and Lender's successors and assigns, 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.

RECORD

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