

RECORDING FEE
PAID \$ 3.50

5-15-20

GREENVILLE CO. S.C.

BOOK 53 PAGE 730

1352 770

MORTGAGE

THIS MORTGAGE is made this 3rd day of November, 1975, between the Mortgagor, James T. Hyatt and Jodie A. Hyatt

and the Mortgagee, Carolina Federal Savings & Loan Association (herein "Borrower"), a corporation organized and existing under the laws of South Carolina, whose address is P. O. Box 10121, Greenville, S.C. 29603 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-eight Thousand and No/100 Dollars, which indebtedness is evidenced by Borrower's note of even date herewith, together with the said note providing for monthly installments of principal and interest due to an iron pin at the joint rear corner of Lots Nos. 13 and 14; running thence with the joint line of said lots S. 3-10 E., 165 feet to an iron pin on the northern side of Peachtree Street; running thence with the northern side of said street S. 6-50 W., 100 feet to an iron pin, point of beginning.

DE 15 77

101

1.0001

PAID
Caroline Federal Savings and Loan Association
Greenville, S.C.
Ann S. Huelsbeck
December 12 1977
Karen Ann Huelsbeck

Carolanne Huelsbeck
5-15-20
100 CENTS
50 CENTS
50 CENTS
50 CENTS

18221

DEC 15 1977

Wynne, et al

FILED
GREENVILLE CO. S.C.
DEC 10 01 PM '77
REC'D
FAMILY SAVINGS

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 in the event 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 easements and restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. Payment of Principal and Interest. Borrower shall promptly pay when due the principal of and interest on the indebtedness evidenced by the Note, prepayment and late charges as provided in the Note, and the principal of and interest on any Future Advances secured by this Mortgage.

0730

4328 RV-2