

BOOK 70 PAGE 885
1488 PAGE 523

FILED
GREENVILLE CO. S. C.
NOV 16 10 52 AM '79
DONNIE S. TARRERSLEY
R.M.C.

MORTGAGE

THIS MORTGAGE is made this 15th day of November, 1979, between the Mortgagor, ACADEMY RENTAL COMPANY (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association, 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 Fifty Thousand Dollars, which indebtedness is evidenced by Borrower's note dated November 15, 1978 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October 1,

APR 28 1980

FILED
GREENVILLE CO. S. C.
APR 26 3 28 PM '80
DONNIE S. TARRERSLEY
R.M.C.

Cancelled
Donnie S. Tarrersley
31650
LARRY R. PATTERSON, ATTORNEY

PAID SAVING AND CREDIT
Last Fee:

Piggott Perry
April 25 1980
Witness *Don Jackson*

CGTO - 2 NO 16 79

529

4.0001

which has the address of Lot 34 Windsor Oaks, Greenville County, South Carolina (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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