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FILED  
GREENVILLE CO. S.  
SEP 26 3 35 PM '79  
DORIS TAYLOR SLEY  
R.M.C.

1/1053  
BOOK 1482 PAGE 106  
BOOK 71 PAGE 733

# MORTGAGE

THIS MORTGAGE is made this 26th day of September 1979, between the Mortgagor, J. H. Gunsten and Joan L. Gunsten (herein "Borrower"), and the Mortgagee, FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of SOUTH CAROLINA, whose address is 101 EAST WASHINGTON STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty-Five Thousand Five Hundred Ninety-Five & 9/100 Dollars, which indebtedness is evidenced by Borrower's note dated September 26, 1979 (herein "Note"), providing for monthly installments of principal and interest with the balance of the indebtedness, if not sooner paid, due and payable on August 1, 2007. Lots 9 and 10; thence with the common line of said lots S. 39-59 W. 160 feet to an iron pin on the northern side of Shawn Drive, the point of beginning.

This being the same property conveyed to the mortgagors herein by deed of James Daniel Marlowe and Deborah C. Marlowe executed and recorded of even date herewith.

*Patton 31'*  
103 13 1980

STATE OF SOUTH CAROLINA  
DEPARTMENT OF REVENUE  
DOCUMENTARY TAX  
2022  
*Patton 31'*  
*103 13 1980*

*James H. Gunsten*  
*Joan L. Gunsten*  
*James Daniel Marlowe*  
*Deborah C. Marlowe*

GCTO 3 SE 26 79 1041

which has the address of 118 Shawn Drive Mauldin S. C. 29662 (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, 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.

SOUTH CAROLINA - 1 in Family - 6 75 - F.M.A. PUBLIC UNIFORM INSTRUMENT

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