

FILED  
GREENVILLE CO. S. C. MORTGAGE

MAY 31 3 20 PM '79

THIS MORTGAGE is made this 31st day of May 1979, between the Mortgagor, WILLIAM T. LAUTEN, III and KATHLEEN R. LAUTEN (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 Hampton Street Columbia, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of FIFTY-THREE THOUSAND FIFTY-FIVE AND NO/100 (\$53,055.00) Dollars, which indebtedness is evidenced by Borrower's note dated May 31, 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 JUNE 1, 2009

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 certain piece, parcel or lot of land situate, lying and being on the Southeastern side of Bennington Road in the County of Greenville, State of South Carolina, being shown and designated as Lot No. 78 on a plat entitled "Canebrake I" prepared by Enwright Associates, dated August 18, 1975, revised October 6, 1975, August 25, 1976, recorded in the R.H.C. Office for Greenville County in Plat Book 5-P, at Page 46 and by a more recent plat of William T. Lauten, III and Kathleen W. Lauten by R. B. Bruce, dated May 30, 1979, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Southeastern side of Bennington Road at the joint front corner of Lots Nos. 78 and 79 and running thence with the line of Lot No. 79 S. 20-05 E. 145.49-feet to an iron pin in the rear line of Lot No. 87; thence with the rear line of Lot No. 87 S. 69-20 W. 84-feet to an iron pin in the line of Lot No. 77; thence with the line of Lot No. 77 N. 28-37 W. 138.71-feet to an iron pin on the Southeastern side of Bennington Road; thence with the Southeastern side of Bennington Road N. 64-54 E. 105.0-feet to the point of beginning.

This being the same property conveyed to the mortgagors by deed of even date herewith from Bob Maxwell Builders, Inc.; and being conveyed to Bob Maxwell Builders by deed of College Properties, Inc. as recorded in the R.H.C. Office for Greenville County in Deed Book 1097, at Page 720 on March 2, 1979.

PAID AND FULLY SATISFIED

THIS 28th day of January 19 81

South Carolina Federal Savings & Loan Assn.

*[Signature]*

WITNESS *[Signature]*

which has the address of Bennington Road

South Carolina (herein "Property Address");

[State and Zip Code]

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

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY  
STAMP  
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Greenville  
S.C.  
R.H.C.

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