

Mortgagee's mailing address: 301 College St., Greenville, S.C. 29602

GREENVILLE CO. S. C.

FEB 11 10 47 AM '80

DONNIE E. TANNERSLEY
R.M.C.

MORTGAGE

BOOK 1495 PAGE 204

BOOK 75 PAGE 1954

THIS MORTGAGE is made this 7th day of February, 1980, between the Mortgagor, Clifton G. Rickard and Martha M. Rickard (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 Forty-Nine Thousand Eight Hundred Fifty and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated February 7, 1980 (herein "Note"), providing for monthly installments of principal in a northerly direction S. 27-23 E. 135.1 feet to an iron pin (this boundary being along Little Mountain Creek); then turning and running in a northwesterly direction S. 52-08 E. for 44.9 feet to a point at the joint rear corner of Lots Nos. 12 and 11; then turning and running in a southwesterly direction S. 44-32 W. for 195.9 feet to a point at the joint front corner of Lots Nos. 12 and 11; then turning and running in a southerly direction along the eastern edge of Weehawken Circle N. 30-12 W. for 75 feet to the point of beginning; being the same conveyed to us by Harold G. Munns, Jr., and Janet D. Munns by deed dated June 18, 1976 and recorded in the R. M. C. Office for Greenville County on June 18, 1976 in

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S.S. 03
18 FEB 11 1980

Deed Vol. 1038, at Page 211
PAID SAVED AND CANCELLED
First Federal Savings and Loan Association
Greenville, S.C. Same As, First Federal
Savings and Loan Association of S.C.
Donnie E. Tannersley
1141-720
Witness *Marquet J. Lee*

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
DOCUMENTARY
1980 FEB 11 10 47 AM
14640

which has the address of 21 Weehawken Circle Taylors (City)

South Carolina 29687 (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 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 to 4 Family—675—FNMA/FHLMC UNIFORM INSTRUMENT (with amendment adding Para. 20)

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