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GREENVILLE CO. S. C.

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DOANIE S. TANKERSLEY
R.H.C.

MORTGAGE

THIS MORTGAGE is made this 10th day of August, 1977, between the Mortgagor, **F. Kenneth Nodine and Paulette M. Nodine** (herein "Borrower"), and the Mortgagee, **GREER FEDERAL SAVINGS AND LOAN ASSOCIATION**, a corporation organized and existing under the laws of SOUTH CAROLINA, whose address is 107 Church Street, Greer, South Carolina 29651 (herein "Lender").

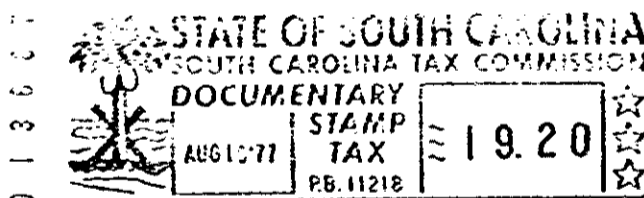
WHEREAS, Borrower is indebted to Lender in the principal sum of **Forty Eight Thousand and no/100** Dollars, which indebtedness is evidenced by Borrower's note dated **August 10, 1977** (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on **February 1, 2007**.

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:

Shown as lot 39 on plat of **F. Kenneth & Paulette M. Nodine**, a part of **Teton Forest**, on plat recorded in the R.M.C. Office for Greenville County in plat book "6-B" page 36, and having the following metes and bounds, to-wit:

Beginning at an iron pin on the south side of Mockingbird Lane, at the corner of lot 17, Teton Forest, Sec. 1 in plat book "LLL" page 129, and running thence S 11-35 E 41.5 feet to the corner of lot 16; thence along lots 15 and 16, S 43-41 W 230 feet to an iron pin; thence N 46-19 W 161.9 feet to an iron pin at the corner of lot 38; thence N 15-51 W 36.6 feet to an iron pin on the south side of Mockingbird Lane; thence N 77-49 E 284 feet to the point of beginning. This property is subject to restrictions in deed book 789, page 213.

This is the same property conveyed to us by John H. Greer in deed book 1053 page 900, recorded April 1, 1977.



which has the address of **Mockingbird Lane** **Greer**
(Street) (City)
S.C. **29651** (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.

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