

MORTGAGE

THIS MORTGAGE is made this 27th	day ofOctober
19 78, between the Mortgagor, Bingham L. Vick,	Jr. and Judith S. Vick
	rrower"), and the Mortgagee, First Federa
Savings and Loan Association, a corporation organized and existing under the laws of the United States	
of America, whose address is 301 College Street, Green	ville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of <u>Thirty-Three Thousand and No/100 (\$33,000.00)------</u> Dollars, which indebtedness is evidenced by Borrower's note dated <u>October 27, 1978</u>, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on <u>July 1</u>, 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 <u>Greenville</u>, State of South Carolina:

ALL that piece, parcel or lot of land situate, lying and being on the Southeastern side of Regent Drive, in Paris Mountain Township, near the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 52 of a subdivision known as Edgefield and having, according to a plat of said subdivision, prepared by Piedmont Engineering Services, dated March, 1957, and revised September, 1957, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book NN at page 195, the following metes and bounds:

BEGINNING at an iron pin on the Southeastern side of Regent Drive at the joint front corner of Lots Nos. 51 and 52 and running thence with the line of Lot No. 51 S. 49-05 E. 151.5 feet to an iron pin in the line of property now or formerly of League; thence with the line of said League property S. 19-40 W. 129.5 feet to an iron pin; thence continuing with the line of said League property N. 49-05 E. 122.2 feet to the point of beginning.

THIS is the same property conveyed to the Mortgagors herein by deed of Furman University, recorded in the R.M.C. Office for Greenville County in Deed Book 1061, at page 723. Also, this is the same property conveyed from Bingham L. Vick, Jr. to Judith S. Vick, dated October 27, 1978 and recorded in the R.M.C. Office for Greenville County in Deed Book 100, at Page 214.

which has the address of Lot 52 Regent Drive, Edgefield Subdivision,

Greenville, S.C. (herein "Property Address");
(State and Zip Code)

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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 seised 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-6 75-FNMA/FHEMC UNIFORM INSTRUMENT (with amendment adding Para 24)

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