

FILED
GREENVILLE CO. S. C.
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DONNIE S. TANKERSLEY
R.M.C.

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MORTGAGE

THIS MORTGAGE is made this 27th day of June 1979, between the Mortgagor, JOHN W. DeJONG and JACQUELYN D. DeJONG (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").

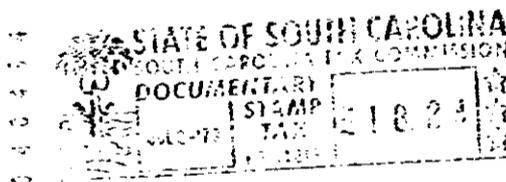
WHEREAS, Borrower is indebted to Lender in the principal sum of FORTY-FIVE THOUSAND SIX HUNDRED AND NO/100 (\$45,600.00) Dollars, which indebtedness is evidenced by Borrower's note dated JUNE 27, 1979 (herein "Note"), providing for monthly installments of principal and interest with the balance of the indebtedness, if not sooner paid, due and payable on JULY 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 piece, parcel or lot of land situate, lying and being in the City of Greenville, South Carolina, on the southwesterly side of Hampton Avenue and having according to plat prepared by Carolina Engineering & Surveying Co., dated October 23, 1968, and recorded in the RMC Office for Greenville County in Plat Book ZZZ at page 45, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwesterly side of Hampton Avenue, 338.3 feet from the intersection of North Hudson and Hampton Avenue and running thence with Hampton Avenue S. 50-12 E. 51 feet to an iron pin; thence S. 39-45 W. 150 feet to an iron pin on the northeasterly side of a 15 foot alley; thence with said alley N. 50-12 W. 51 feet to an iron pin; thence N. 39-45 E. 150 feet to the point of BEGINNING.

This being the same property conveyed to the Mortgagors herein by deed of Reedy River Development Corporation of even date to be recorded herewith.



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which has the address of 313 Hampton Avenue, Greenville, S.C. (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, 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.

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