3 10 FM 179

MORTGAGE

much control of it and this 12th	day of October
THIS MORTGAGE is made this. 12th 19.79., between the Mortgagor, WALKER PROPERTIES	, a General Partnership
FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION	rower"), and the Mortgagee,
FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION	ON, a corporation organized and existing
under the laws of SOUTH CAROLINA STREET, GREENVILLE, SOUTH CAROLINA	(herein "Lender").
Sikeel, Greenvirte, 300 in Caronia	

ALL that certain piece, parcel or lot of land, located, lying and being in the County of Greenville, State of South Carolina, being shown on plat entitled "Property of Walker Properties", dated October 10, 1979, prepared by W. R. Williams, Jr., recorded in the Greenville County RMC Office in Plat Book at Page , and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the Southern side of the right-of-way of Rutherford Road at the joint front corner of the within lot and property now or formerly of Northgate Baptist Church (said point being 860 feet, more or less, from Summit Drive) and running thence, along the joint line of said lots S. 16-39 E., 291.0 feet to an old iron pin in the line of other property of the Mortgagor; thence S. 73-00 W., 125.0 feet to a point in the line of other property of the Mortgagor; thence N. 16-30 W., 291.0 feet to a point on the Southern side of the right-of-way of Rutherford Road, at the joint front corner of the within lot and other property now or formerly of the Mortgagor; thence, running along said right-of-way N. 73-00 E., 125.0 feet to a point at the joint front corner of the within lot and property now or formerly of Northgate Baptist Church, the point and place of beginning.

This is a portion of the property conveyed to the Mortgagor herein by deed of G. Herman Walker, III, Douglas W. Walker and John N. Walker recorded in the Greenville County RMC Office in Deed Book 1050 at Page 726 on the 8th day of February, 1977.

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S. C. (herein "Property Address");

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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 is a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

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SOUTH CAROLINA-1 to 4 Family-6:75-FNMA/FHLMC UNIFORM INSTRUMENT

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