89. 1612 xx 733

DONALS R.H.C TOLEY

## **MORTGAGE**

CN # 78040326

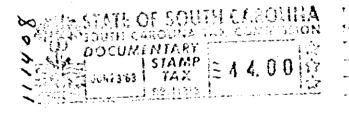
THE MODICACE is made this	17th	day of June	
THIS MORTGAGE is made this 19.83., between the Mortgagor, James	s R. Sefert and	Gayle M. Sefert	
CADOLINA NATIONAL MORTGAGE INVESTM	(herein "Borro ENT CO., INC.	wer"), and the Mortgagee,	ed and existing
under the laws of South Carolina 5900 Core Ave P.O. Box 10636 — Charles		, whose address is	
5900 Core Ave P.O. Box 10636 Charles	ston, South Carolina 294	11 (herein "Len	der").

WHEREAS, Borrower is indebted to Lender in the principal sum of One Hundred Ten Thousand and No/100 (\$110,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated June 17, 1983 (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, 2013

ALL that certain piece, parcel or lot of land, situate, lying and being on the southeastern side of Sweet Gum Drive in the County of Greenville, State of South Carolina, being shown and designated as Lot 48 on Plat of Green Valley Estates recorded in Plat Book QQ, Pages 2 and 3, Greenville County R. M. C. Office and having, according to said plat and according to a more recent plat entitled "Property of James R. Sefert" by Freeland & Associates dated June 9, 1983, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southeastern side of Sweet Gum Drive at the joint front corner of Lots 48 and 49 and running thence with the joint line of said lots, S. 38-20 E. 100 feet to an iron pin on the golf course; thence with the golf course, S. 51-45 W. 55.9 feet to an iron pin; thence S. 22-47 E. 166.5 feet to an iron pin; thence S. 40-48 W. 190.7 feet to an iron pin at the joint rear corner of Lots 47 and 48; thence with the joint line of Lots 47 and 48, N. 33-06 W. 299.7 feet to an iron pin on Sweet Gum Drive; thence with Sweet Gum Drive, N. 52-03 E. 260 feet to the point of beginning.

This is the same property conveyed to Mortgagor by Aaron P. Blank and Jean F. Blank by deed dated August 16, 1982, recorded August 19, 1982, in Deed Volume 1172, Page 425, of the RMC Office for Greenville County, South Carolina.



South Carolina 29609 ... (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 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.

43740-0 SAF Systems and Forms

5.00C

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