

NOV 23 4 58 PM '76 MORTGAGE

DONNIE S. TANKERSLEY

THIS MORTGAGE is made this 23RD day of NOVEMBER 1976, between the Mortgagor, BETTY J. STEPHENSON (herein "Borrower"), and the Mortgagee, CAROLINA NATIONAL BANK, a corporation organized and existing under the laws of UNITED STATES, whose address is CHARLOTTE, NORTH CAROLINA (herein "Lender").

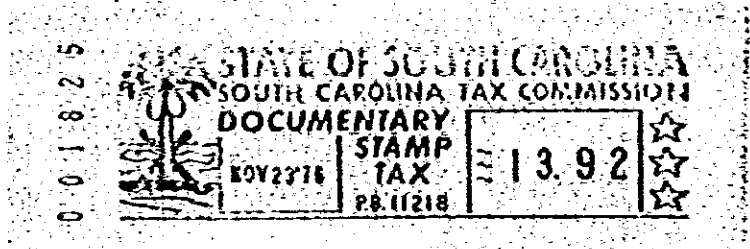
WHEREAS, Borrower is indebted to Lender in the principal sum of THIRTY-FOUR THOUSAND EIGHT HUNDRED (\$34,800.00) Dollars, which indebtedness is evidenced by Borrower's note dated NOVEMBER 23, 1976 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on DECEMBER 1, 1976;

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 certain piece, parcel or lot of land in the State of South Carolina, County of Greenville, known and designated as Lot No. 45 on Plat No. 3, Cherokee Forest, prepared by J. Mac Richardson, RLS, January 1959, and recorded in the RMC Office for Greenville County in Plat Book QQ at Page 36 and 37 and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the Northern side of Roberta Drive joint front corner of Lots No. 44 and 45 as shown on said plat, and running thence along the line of Lot No. 44, N. 15-38 E. 181.6 feet to an iron pin; thence turning and running S. 77-58 E. 100.24 feet to an iron pin; thence turning and running along the line of Lot No. 46, S. 15-58 W. 188.7 feet to an iron pin on the Northern side of Roberta Drive; thence along Roberta Drive, N. 74-02 W. 100 feet to the point of beginning.

THIS being the same property conveyed to the Mortgagor, Betty J. Stephenson, by James H. Moseley, Jr. and Sandra H. Moseley on November 23, 1976, and filed in the RMC Office for Greenville County on November 23, 1976, in Deed Book 1046, Page 696.



which has the address of 407 ROBERTA DRIVE, GREENVILLE, SOUTH CAROLINA (Street) (City) (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.

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