

FILED
GREENVILLE CO. S. C.

OCT 30 11 28 AM '78

DONNIE S. TANKERSLEY
R.M.C.

BOOK 1448 PAGE 631

MORTGAGE

THIS MORTGAGE is made this 23 day of October, 1978, between the Mortgagor, Mary M. H. Bebout (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").

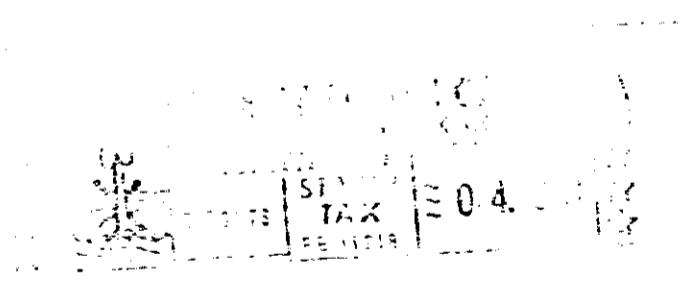
WHEREAS, Borrower is indebted to Lender in the principal sum of Ten Thousand and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated October 23, 1978 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on November 1, 2008;

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 situate, lying and being in the State of South Carolina, County of Greenville, in a subdivision known as "North Hills", Hillcrest Section, more fully described on a plat recorded in Plat Book H, Page 136 in the RMC Office for Greenville County, described as Lot E on said plat and also described on plat for Mary M. H. Bebout prepared by Century Land Surveying Company, dated October 19, 1978 recorded in Plat Book 6W, Page 73, in the RMC Office for Greenville County, and having according to the more recent the following metes and bounds, to-wit:

BEGINNING at an iron pin on southwesterly side of Hillcrest Drive joint corner with Lot F and running thence S. 53-40 W., 123.2 feet to an iron pin; thence N. 80-19 W., 109.1 feet to an iron pin; thence turning and running with the common line of Lots E and D N. 53-40 E., 200 feet to an iron pin on Hillcrest Drive; thence along said Hillcrest Drive S. 36-20 E., 70.0 feet to an iron pin, the point of beginning.

This property was conveyed to the mortgagor by deed of William H. Bebout by deed recorded in the RMC Office for Greenville County in Deed Book 769, Page 553, the description above differs from the description in the actual conveyance but the more recent plat is used for description hereof. Deed recorded March 23, 1965.



GCTO ----- 2 OCT 30 78 156

which has the address of 316 E. Hillcrest Drive, Greenville, South Carolina 29609 (herein "Property Address");
(Street) (City) (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.

3.5001

4328 RV-2