

mail to: James C. Sarnat  
PO Box 10293  
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Doc # 92711  
L. E. S. TANKENLEY  
**MORTGAGE**

BOOK 1451 PAGE 996

THIS MORTGAGE is made this 1<sup>st</sup> day of December, 1978, between the Mortgagor, Helene Diamant (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").

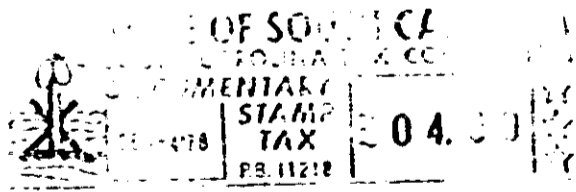
WHEREAS, Borrower is indebted to Lender in the principal sum of Ten Thousand and no/100ths (\$10,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated December 1, 1978 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on December 1, 1988.

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 located in the State of South Carolina, County of Greenville, near the City of Greenville, being shown and designated as Lot No. 41 and part of Lots 32 and 42 on a plat of Eastgate Village, property of Helene Diamant, by Freeland & Associates Engineers, dated November 30, 1978 and recorded in the RMC Office for Greenville County in Plat Book 6-X at Page 71, and according to said plat having the following courses and distances to-wit:

BEGINNING at an iron pin on the northwestern side of Blackenridge Drive, the joint front corner of Lots 40 and 41 and running thence with the common line of said lots N. 67-00 W. 100 feet to an iron pin on the rear lot line of Lot No. 33 thence running 32-35 E. 30 feet to an iron pin; thence running with a new line through Lot 32 N. 23-10 E. 58.9 feet to an iron pin; thence running with a new line through Lots 32 and 42 S. 72-41 E. 83.1 feet to an iron pin on the cul-de-sac of Blackenridge Drive; thence running along the cul-de-sac of Blackenridge Drive S. 49-50 W. 19.7 feet to an iron pin; S. 17-25 W. 25 feet to an iron pin; S. 19-40 E. 30 feet to an iron pin on the northwestern side of Blackenridge Drive; thence running along Blackenridge Drive S.26-00 W. 50 feet to an iron pin, the point of beginning.

This is a portion of the same property conveyed to Threatt Maxwell Enterprises, Inc. by deeds of C. Lee Dillard, Trustee, dated August 25, 1972, recorded in the RMC Office for Greenville County, in Deed Book 953, at page 222, deed of Nancy Dillard Travis dated August 17, 1972, recorded in the RMC Office for Greenville County in Deed Book 953, page 223 and deed of Ruby J. Dillard, dated August 25, 1972, recorded in Deed Book 953 at page 224.



which has the address of 9 Blackenridge Drive Greenville (Street) (City)  
South Carolina (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 seized 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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