

FILED
GREENVILLE CO. S. C.

MORTGAGE

BOOK 1456 PAGE 482

JAN 31 4 03 PM '79

DENNIE S. SUMMERSAEN is made this 31st day of January 1979 between the Mortgagor, James H. Cassidy and Vicki D. Cassidy (herein "Borrower"), and the Mortgagee, Carolina Federal Savings and Loan Association, a corporation organized and existing under the laws of South Carolina whose address is 500 East Washington Street, Greenville, South Carolina 29603 (herein "Lender").

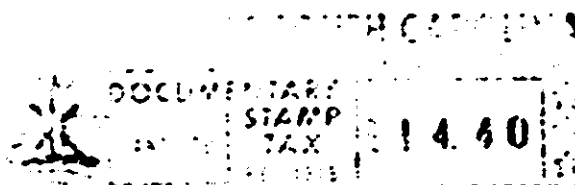
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty Six Thousand and No/100 (\$36,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated January 31, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on February 1, 2009.

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, together with improvements thereon, situate, lying and being on the South side of Riverside Drive in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot 22 and the Western portion of Lot 21 on Plat of Property of Ables and Rasor filed in the R.M.C. Office for Greenville County in Plat Book E at Page 153, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of Riverside Drive at the joint front corner of Lots 22 and 23 and running thence along the South Side of Riverside Drive N. 64-35 E. 85 feet to an iron pin; thence, S. 22-39 E. 174.7 feet to an iron pin; thence, S. 65-36 W. 88.25 feet to an iron pin at the joint rear corner of Lots 22 and 23; thence with the joint line of said lots N. 21-34 W. 173.3 feet to an iron pin on the South side of Riverside Drive at the point of Beginning.

The within property is the same property conveyed to the Mortgagors herein by that certain deed of Joseph E. Major of even date herewith and which said deed is being filed simultaneously with this instrument in the R.M.C. Office for Greenville County, South Carolina.



which has the address of 50 Riverside Drive Greenville
SC (State and Zip Code) (herein "Property Address")

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 and the leasehold estate of the Mortgagee 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 dilations, easements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.