

FILED  
GREENVILLE CO. S. C.

MAY 1 11 17 AM '79

DONNIE S. TANKERSLEY  
R.H.C.

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MORTGAGE  
DONNIE S. TANKERSLEY  
R.H.C.

1466-212

1404-834

THIS MORTGAGE is made this 30th day of April 1979, between the Mortgagor, Charles R. Yeargin and Leigh W. Yeargin (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings & Loan Association, a corporation organized and existing under the laws of United States of America, whose address is Hampton Street Columbia, South Carolina (herein "Lender").

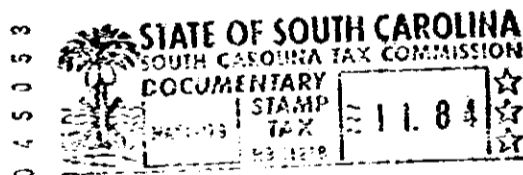
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty Nine Thousand Six Hundred and no/100ths (\$29,600.00) Dollars, which indebtedness is evidenced by Borrower's note dated (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on May 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 situate, lying and being in the County of Greenville, State of South Carolina and being known and designated as Lot No. 2 on a Plat entitled "Property of Charles R. Yeargin and Leigh W. Yeargin" dated April 26, 1979, and recorded in the RMC Office for Greenville County in Plat Book 7-E at Page 24, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin 239.0 feet from the intersection of Cason Avenue and Piedmont Avenue running thence S. 58-33 E. 128.2 feet to an iron pin; thence N. 42-19 E. 65.4 feet to an iron pin; thence N. 46-56 W. 111.3 feet to an iron pin; thence S. 51-15 W. 92.5 feet to the iron pin at the point of beginning.

THIS being the same property conveyed to the mortgagors herein by deed of Douglas M. Raines as recorded in the RMC Office for Greenville County, S.C. in Deed Book 1101 at Page 533; on April 30, 1979.



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which has the address of 11 Cason Street, Taylors, S.C. 29687 (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 (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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