

FILED
GREENVILLE CO. S. C.

MORTGAGE

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JUN 28 11 40 AM '79
THIS MORTGAGE is made this 28th day of June 1978 between the Mortgagor, Mary Louise B. King (herein "Borrower"), and the Mortgagee, 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 (herein "Lender").

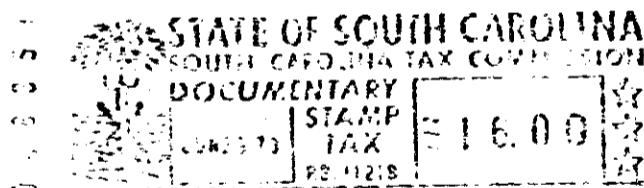
WHEREAS, Borrower is indebted to Lender in the principal sum of Forty Thousand and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated June 28, 1979 (herein "Note"), providing for monthly installments of principal and interest with the balance of the indebtedness, if not sooner paid, due and payable on June 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 piece, parcel or lot of land together with all buildings and improvements, situate, lying and being on the southwestern side of Cleveland Street in the City of Greenville, Greenville County, South Carolina, being shown and designated as Lot No. 10 on a plat of the Property of Parrish, Gower and Martin made by Dalton & Neves, Engineers, dated March, 1928, recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book G, Page 197, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Cleveland Street at the corner of lot no. 9 and running thence with the common line of said lot, S. 20-34 W. 180 feet to a point on a playground; thence with the line of said property, N. 69-26 W. 46.3 feet to a point on a walkway; thence along the eastern side of said walkway, N. 1-38 E. 97.1 feet to an iron pin; thence continuing along said walkway, N. 3-35 E. 92.5 feet to a point on Cleveland Street; thence along the southwestern side of Cleveland Street, S. 69-26 E. 104.7 feet to the point of beginning.

The above property is the same property conveyed to Mary Louise B. King by deed of Dewey H. Bouchillon of even date to be recorded herewith.



which has the address of 210 Cleveland Street Greenville (Street) (City) S.C. (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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