

JUL 17 3 36 PM '79  
DONNIE TUCKERSLEY  
R.M.C.

# MORTGAGE

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THIS MORTGAGE is made this 16th day of July, 1979, between the Mortgagor, Tony A. Tucker and Wilma G. Tucker (herein "Borrower"), and the Mortgagee, South Carolina National Bank, a corporation organized and existing under the laws of South Carolina, whose address is P. O. Box 168, Columbia, S. C. 29202 (herein "Lender").

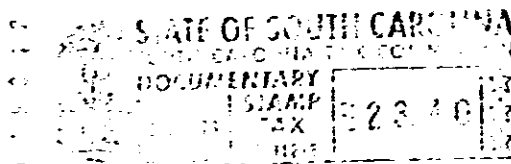
WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty Eight Thousand Five Hundred and No/100 (\$58,500.00) Dollars, which indebtedness is evidenced by Borrower's note dated July 16, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on August 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 State of South Carolina, County of Greenville, at the southwestern corner of the intersection of Honey Horn Drive and Old Town Way in Austin Township, and being shown and designated as Lot No. 25 on a plat of HOLLY TREE PLANTATION, made by Enwright Associates, Inc., Engineers, dated May 28, 1973, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 4X, at Pages 32 through 37, inclusive, and having, according to a more recent survey entitled "Tony A. Tucker and Wilma G. Tucker", prepared by J. L. Montgomery, III, RLS, dated 7/13/79 and recorded on July 17, 1979, in the RMC Office for Greenville County in Plat Book 7-J, at Page 58, the following metes and bounds, to-wit:

BEGINNING at an iron pin, said iron pin being the joint front corner with Lots 25 and 26 and running thence along the edge of Honey Horn Drive N. 14-13 E. 127.45 feet to an iron pin; thence N. 11-54 W. 37.07 feet to a point in the edge of Old Town Way; thence along the edge of Old Town Way N. 54-01 W. 23.18 feet to an iron pin; thence continuing along the edge of Old Town Way N. 61-19 W. 98.71 feet to an iron pin; thence along the joint property line of Lot 24 S. 10-33 W. 223.41 feet to a point, said point being the joint rear corner with Lot 26; thence along the joint property line of Lot 26 S. 89-27 E. 122.61 feet to the point of beginning.

This being the same property conveyed to the Mortgagors herein by deed of Richard L. Spadafora and Joyce P. Spadafora dated July 16, 1979, and to be recorded of even date herewith.



which has the address of 102 Honey Horn Drive, Simpsonville, (Street) (City)  
S. C. 29681 (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 (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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