

Box 10121  
Greenville, S. C. 29603

FILED  
CO. S. C.  
MORTGAGE  
OCT 3 2 20 PM '79

BOOK 1483 PAGE 145

JOHN F. STENKERSLEY  
THIS MORTGAGE is made this 2nd day of October 1979, between the Mortgagor, Premier Investment Co., Inc. (herein "Borrower"), and the Mortgagee, Carolina Federal Savings and Loan Assn., a corporation organized and existing under the laws of South Carolina, whose address is Greenville, South Carolina (herein "Lender").

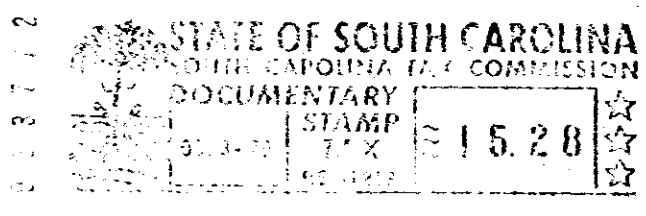
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty Eight Thousand Two Hundred and no/100 Dollars, which indebtedness is evidenced by Borrower's note dated October 2, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on August 1, 2005.

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 2i 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 \_\_\_\_\_, State of South Carolina:

All that piece, parcel or lot of land lying in the State of South Carolina, County of Greenville, shown as Lot 4 on plat of Homestead Acres, Section 2, revised, recorded in Plat Book 6 H at page 77 and having the following courses and distances:

Beginning at an iron pin on Havenhurst Drive at the joint front corner of Lot 4 and other property and running thence with the line of Lot 4, S. 64-32 W. 263.14 feet to an iron pin; thence along the rear lien of Lot 4, N. 2-10 W. 64.94 feet to an iron pin, joint rear corner of Lots 4 and 5; thence with the joint line of said lots, N. 51-59 E. 239.41 feet to an iron pin on Havenhurst Drive; thence with said Drive, S. 32-25 E. 25.0 feet and S. 25-58 E. 86.9 feet to an iron pin, the point of beginning.

Being a portion of the property conveyed by The Homestead Partnership by deed recorded October 9, 1978 in Deed Book 1089 at page 526 and by deed recorded May 17, 1979 in Deed Book 1102 at page 780.



which has the address of Lot 4, Havenhurst Drive, 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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