

UNRECORDED
NOV 5 8 50 AM '79
OGGINS & TANKERSLEY
R.M.C.

MORTGAGE

BOOK 1487 PAGE 259

THIS MORTGAGE is made this 6 day of November
19 79, between the Mortgagor, Kenneth E. Sowell
(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 1500 Hampton Street, Columbia, South Carolina, (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty Four Thousand
Seven Hundred (\$24,700.00) Dollars, which indebtedness is evidenced by Borrower's note
dated 11/6/79 (herein "Note"), providing for monthly installments of principal and interest,
with the balance of the indebtedness, if not sooner paid, due and payable on Dec 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: on the North side of Watts Avenue in the
of Greenville and being shown as Lot No. 18 on plat of Parrish,
Gower and Martin property prepared by Dalton & Neves dated April
1930 recorded in Plat Book "H" at page 176; being the property
conveyed to the mortgagor by deed of James O. Vaughn dated and
recorded herewith in deed book 1115 at page 1.

This property is also shown on a plat entitled Property of Kenneth
E. Sowell prepared by R.B. Bruce dated October 22, 1979 and recorded
in Plat Book 74 at page 75.

SOUTH CAROLINA
RECORDED
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which has the address of 405 Watts Avenue, 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 improve-
ments 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.

RECORDED

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