

Mortgagee's mailing address: 301 College St., Greenville, S. C. 29601

FILED
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DONNIE S. TANNERSLEY
R.M.C.

MORTGAGE

THIS MORTGAGE is made this 28th day of November, 1979, between the Mortgagor, William C. Neel and Evangeline Kay Neel

, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Sixty Eight Thousand and 00/100 Dollars, which indebtedness is evidenced by Borrower's note dated November 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 July 1, 2010.....;

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, being known and designated as Lot No. 188 of a subdivision known as Pebble Creek, Phase I, as shown on plat thereof being recorded in the RMC Office for Greenville County in Plat Book 5-D, at Pages 1-5, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Applejack Lane at the joint front corner of Lots 187 and 188, and running thence with the southwestern side of Applejack Lane, N. 39-00 W. 134.74 feet to an iron pin; thence with the curvature of the turnaround of Applejack Lane, the chord of which is N. 69-00 W. 50.0 feet and N. 7-30 W. 55.0 feet to an iron pin; thence continuing with the southwestern side of Applejack Lane, N. 45-05 W. 31.07 feet to an iron pin in the line of property of Ervin Batson Estate; running thence with the line of said property, S. 7-10 W. 183.2 feet to an iron pin at the corner of Lot 174; running thence with the rear line of Lot 174, S. 16-45 E. 112.0 feet to an iron pin at the joint rear corner of Lots 187 and 188; running thence with the joint line of said lots, N. 59-12 E. 176.09 feet to the point of beginning.

This being the same property conveyed to the mortgagors by deed of Preferred Homes, Inc. dated October 30, 1979 and recorded in the RMC Office for Greenville County on Nov. 2 1979, in Deed Book 1114, at Page 879.

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STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP
2725

which has the address of Applejack Lane Greenville

South Carolina (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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