

FILED
GREENVILLE CO. S. C.

BOOK 1490 PAGE 97

DEC 3 9 20 AM '79

DONNER LANNERSLEY
R.M.C.

MORTGAGE

THIS MORTGAGE is made this 30th day of November, 1979, between the Mortgagor, John Charles Laws, Jr. and Dona M. Laws, (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").

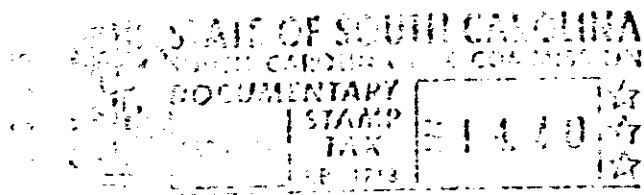
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-five Thousand Nine Hundred Fifty and no/100---- Dollars, which indebtedness is evidenced by Borrower's note dated November 30, 1979, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on December 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 with all buildings and improvements, situate, lying and being on the western side of Laurel Lane in Greenville County, South Carolina being shown and designated as Lot No. 15 on a plat of a Subdivision of Property of J. P. Stevens & Co., Inc., Slater, South Carolina, dated July 21, 1959, made by Pickell and Pickell, Engineers, recorded in the R.M.C. Office for Greenville County, S. C. in Plat Book TT at Page 7 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Laurel Lane at the joint front corner of lots nos. 14 and 15 and running thence along the common line of said lots, S. 80-10 W. 200 feet to an iron pin; thence along the line of property now or formerly owned by B. F. Johnson, N. 9-50 W. 150 feet to an iron pin at the corner of lot 16; thence along the line of lot no. 16, N. 80-10 E. 200 feet to an iron pin on Laurel Lane; thence along the western side of Laurel Lane, S. 9-50 E. 150 feet to an iron pin, the point of beginning.

The above property is the same property conveyed to John Charles Laws, Jr. and Dona M. Laws by deed of Kenneth L. Jaynes and Joyce M. Jaynes of even date to be recorded herewith.



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which has the address of 106 Laurel Lane Marietta,
(Street) (City)
S. C. 29661 (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 seised 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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