

GEN. S. C.
PU '80

1506 327

MORTGAGE

THIS MORTGAGE is made this 27th day of June 1980, between the Mortgagor, DAVID L. HEINE AND LOWELLE L. HEINE (herein "Borrower"), and the Mortgagee, CAROLINA NATIONAL MORTGAGE INVESTMENT CO., INC., a corporation organized and existing under the laws of South Carolina, whose address is 5900 Falm Boulevard - P.O. Box 10636 - Charleston, South Carolina 29411 (herein "Lender").

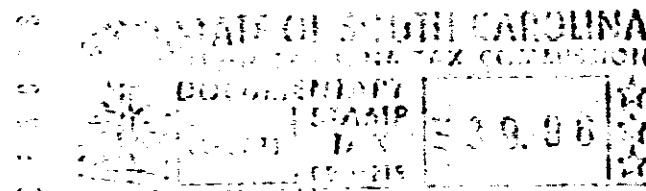
WHEREAS, Borrower is indebted to Lender in the principal sum of Ninety-nine Thousand Nine Hundred and No/100 (\$99,900.00) Dollars, which indebtedness is evidenced by Borrower's note dated June 27, 1980 (herein "Note"), providing for monthly installments of principal and interest, with the balance of 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 piece, parcel or lot of land situate, lying and being at the Southwestern corner of the intersection of Henderson Road and Wembley Road, in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as Lot No. 1 as shown on a plat of Section F, Gower Estates, dated November, 1965, prepared by Campbell & Webb Surveying and Mapping, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book JJJ at page 99 and having, according to said plat and according to a more recent plat entitled "Property of David L. Heine and Lowelle L. Heine, dated June 4, 1980, prepared by Webb Surveying & Mapping Co., the following metes and bounds:

BEGINNING at an iron pin on the Southwestern side of Wembley Road at the joint front corner of Lots Nos. 1 and 2, and running thence along the line of Lot No. 2 S. 48-49 W. 181.9 feet to an iron pin; thence along the line of Lot No. 21, Section E, Gower Estates, N. 26-50 W. 266.5 feet to an iron pin on the Southeastern side of Henderson Road; thence along the Southeastern side of Henderson Road N. 66-52 E. 150.8 feet to an iron pin at the intersection of Henderson Road and Wembley Road; thence with the intersection of Henderson Road and Wembley Road S. 69-56 E. 36.4 feet to an iron pin on the Southwestern side of Wembley Road; thence along the Southwestern side of Wembley Road S. 26-39 E. 185.7 feet to the point of beginning.

This is the identical property conveyed to the Mortgagors herein by deed of Lowell A. Shive, et al., dated June 27, 1980, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 1128 at page 331, on June 27, 1980.



which has the address of 401 Henderson Road, Greenville, South Carolina 29607 (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 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.

3CTO -----2 JUN 27 80 1142

4.0001

0327

4328 RV-2