

OCT 19 1 25 PM '82

DONNIE S. TANKERSLEY  
R.M.C.

# MORTGAGE

THIS MORTGAGE is made this 19th day of October, 1982, between the Mortgagor, Vickie H. Fortune, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association of South Carolina, 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").

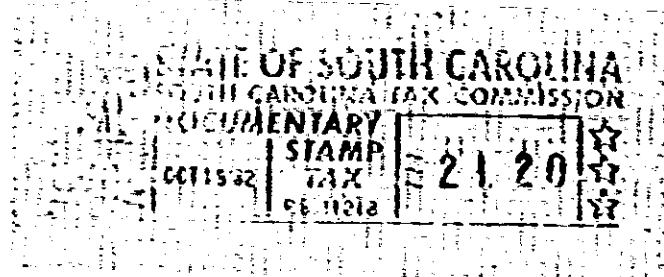
WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty-three Thousand and No/100ths (\$53,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated October, 1982, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on November 1, ...2012.....;

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 and shown on plat of property entitled "Property of Vickie H. Fortune" dated October 15, 1982 prepared by Carolina Surveying Company, recorded in the R.M.C. Office for Greenville County in Plat Book 9-6 at Page 69, and being shown as a major portion of Lot 18 with the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Western side of Vesper Circle, joint front corner of Lots 18 and 19 and running thence N. 75-22 W. 200 feet to an old iron pin; thence turning and running N. 14-38 E. 63.4 feet to old iron pin; thence N. 79-30 E. 25.6 feet to an old iron pin; thence N. 14-04 W. 100 feet to an old iron pin; thence turning and running S. 53-39 E. 71.9 feet to an iron pin; thence continuing along same line S. 59-10 E. 175.5 feet to an iron pin on Vesper Circle; thence along Vesper Circle S. 22-40 W. 75.9 feet to an iron pin; thence S. 14-38 W. 11 feet to the point of beginning.

THIS is that same property conveyed to the Mortgagor by deed of P. L. Fortune, Jr. recorded in the R.M.C. Office for Greenville County in Deed Book 1175 at Page 578.



which has the address of 226B Vesper Circle Mauldin,  
(Street) (City)  
South Carolina 29662 (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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