

OCT 27 10 51 AM '76

DONNIE S. TANKERSLEY  
R.H.C

# MORTGAGE

THIS MORTGAGE is made this 26th day of October 1976 between the Mortgagor, William G. Rodriguez and Olga S. Rodriguez (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 Thirty-five Thousand Six Hundred and No/100--- Dollars, which indebtedness is evidenced by Borrower's note dated October 1976 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on March, 2006

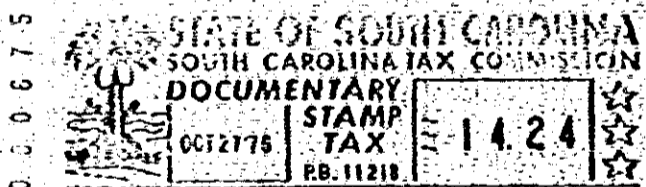
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To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance 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 lot of land in Greenville County, State of South Carolina, on the western side of Linden Drive, near the City of Greenville, being shown as Lot 13 on plat of Section 2 of Pinehurst recorded in Plat Book MM, at page 153, and being described as follows:

BEGINNING at an iron pin on the western side of Linden Drive at corner of Lot 12, and running thence with line of said lot, S. 64-21 W. 169.3 feet to an iron pin; thence N. 20-25 W. 35.2 feet to an iron pin; thence N. 29-57 W. 70 feet to an iron pin at corner of Lot 14; thence with line of said lot, N. 64-18 E. 171.3 feet to an iron pin on Linden Drive; thence with the western side of said Drive, S. 25-39 E. 105 feet to the beginning corner.

This is the identical property conveyed to the mortgagors herein by deed of Glenn C. Williams and Lenora F. Williams to be recorded herewith.



which has the address of Linden Dr., Taylors, S.C. (Street) (City) (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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