

115 East Camperdown Way  
Greenville, S. C. 29601

GREENVILLE CO. S. C.

BOOK 1386 PAGE 517

# MORTGAGE

JAN 4 11 02 AM '77

DORNE STANKERSLEY

THIS MORTGAGE is made this 31st day of December 1976, between the Mortgagor, Lynn Osteen (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").

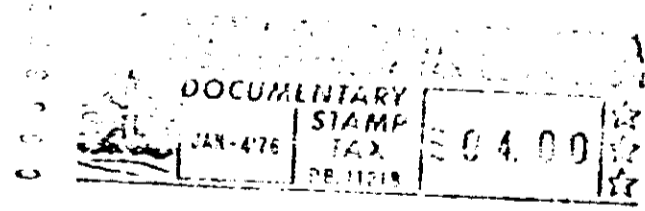
WHEREAS, Borrower is indebted to Lender in the principal sum of Ten Thousand and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated December 31, 1976 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on January 1, 1992.

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 the improvements thereon, situate, lying and being in Dunean Mills Village, Greenville County, South Carolina, and being more particularly described as Lot No. 75, Section 2, as shown on a plat entitled "Subdivision for Dunean Mills, Greenville, S. C." made by Pickell & Pickell, Engineers, Greenville, S. C., on June 7, 1948, revised June 15, 1948 and August 7, 1948, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book "S", at pages 173-177, inclusive. According to said plat, the within described lot is known as No. 41 Blake Street and fronts thereon 84.5 feet, and is more particularly described, according to said plat, by metes and bounds, as follows, to-wit:

BEGINNING at a point at the joint front corner of Lots 74 and 75 on Blake Street and running thence with said Blake Street S. 25-46 W. 84.5 feet to a point; thence turning and running with Whitin Street, N. 64-15 W. 138 feet to a point; thence turning and running N. 25-50 E. 84.5 feet to a point; thence turning and running with the common line of Lots 74 and 75 137.3 feet to the point of beginning.

This is the same property conveyed to the Mortgagor herein by deed of Mrs. Lena Mae Meadows dated December 31, 1976, recorded herewith.



which has the address of 41 Blake Street, Dunean, Greenville, South Carolina 29605 (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 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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