

1977 2 27 1977
LAW OFFICE OF W. W. WILSON

1387 REC 678
Mail to:

Family Federal Savings & Loan Assn.
Drawer 1
Greer, S.C. 29651

MORTGAGE

THIS MORTGAGE is made this 14th day of January, 1977, between the Mortgagor, Cecil B. Carver (herein "Borrower"), and the Mortgagee, Family Federal Savings & Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is #3 Edwards Bldg., 600 N. Main St., Greer, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Eight thousands & no/100 Dollars, which indebtedness is evidenced by Borrower's note dated January 14, 1977 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on First, January, 1992

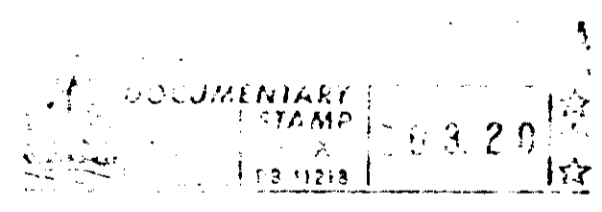
TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 lot of land situate on the northwestern side of Vermont Street (formerly C bb Street) near Judson Mills, fronting 50 feet on the northwestern side of Vermont Street and extending back 110 feet to property formerly owned by Charles T. Scott and now or formerly owned by John Pointer and being more particularly described by metes and bounds, as follows:

BEGINNING at a stake on the northeastern side of Vermont Street at corner of other property owned by Sunie Roper and running thence with the line of said property N. 55-0 W. 110 feet to corner of Lot No. 3 as shown on plat recorded in Plat Book F at page 280; thence with the line of said lot N. 49 1/2 E. 50 feet to center of property owned by Elizabeth Louise Wilson; thence with the line of said property S. 55 E. 110 feet to an iron pin on Vermont Street; thence with the northwestern side of Vermont Street S. 49 1/2 W. 50 feet to the beginning corner, being the rear or southwestern portion of Lots Nos. 1 and 2 as shown on plat recorded in Plat Book F at page 280.

This is the same property conveyed to the mortgagor by deed of Fred Staton recorded on December 10, 1971, in Deed Book 931 at page 393 in the RMC Office for Greenville County.

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which has the address of 11 Vermont Street Greenville, SC 29609
[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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