

Carolina Federal Savings & Loan Assn. P. O. Box 10121 Fed. Sta. Greenville, S. C. 29603
GREENVILLE 60.50

MORTGAGE

BOOK 1398 PAGE 713

9.48
DONNIE S. TANKERSLEY

THIS MORTGAGE is made this 24th day of May 1977, between the Mortgagor, Nancy P. Kelly

(herein "Borrower"), and the Mortgagee, Carolina Federal Savings and Loan Association, a corporation organized and existing under the laws of United States of America, whose address is 500 East Washington Street, Greenville, South Carolina (herein "Lender").

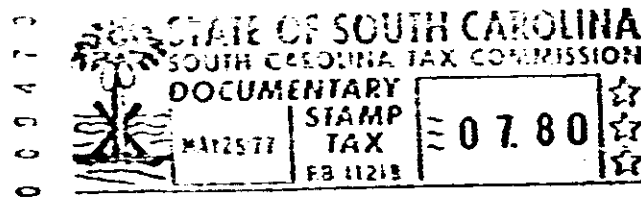
WHEREAS, Borrower is indebted to Lender in the principal sum of Nineteen Thousand, Four Hundred, Fifty and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated May 24, 1977 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on May 1, 2002.

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 in the City of Greenville, County of Greenville, State of South Carolina, situate on the western side of Mayfair Lane shown as Lot 19 on plat of Holmes Acres prepared by Dalton and Neves and recorded in the R. M. C. Office for Greenville County in Plat Book Z at Page 1, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western side of Mayfair Lane, joint front corner of lots 18 and 19, and running thence with joint line of said lots S. 89-08 W. 161.8 feet to an iron pin; thence N. 3-07 W. 80 feet to an iron pin, rear corner of lot 20; thence with line of said lot N. 89-08 E. 163.4 feet to an iron pin on the western side of Mayfair Lane; thence with said Lane S. 1-53 E. 80 feet to the point of beginning.

This is the same property conveyed to mortgagor by James A. Campbell and Frances C. Campbell by deed dated May 24, 1977, recorded May 25, 1977, in Deed Volume 1057, Page 215, of the R. M. C. Office for Greenville County, South Carolina.



which has the address of Mayfair Lane, Holmes Acres Greenville, S. C. 29609 (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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