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LUNN & COMPANY, SHERIFF
R.M.C.

MORTGAGE

THIS MORTGAGE is made this 31st day of May, 19 77, between the Mortgagor, Vernon L. Doffee and Wanda G. Doffee (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 Thousand Four Hundred and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated May 31, 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 April 1, 2007.

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 County of Greenville, State of South Carolina, situate, lying and being on the southern side of Sunny Lane and being known and designated as the western portion of Lot No. 27 on a plat of "Property of R. E. Dalton", made by Dalton & Neves, Engineers, dated November, 1947, recorded in the RMC Office for Greenville County in Plat Book S at Page 15, and having, according to said plat, the following metes and bounds, to-wit:

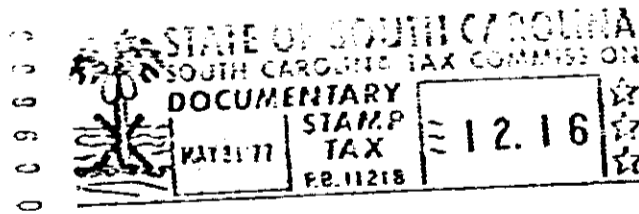
Beginning at an iron pin on the southern side of Sunny Lane, joint corner of Lots 26 and 27 and running thence along the southern side of said Lane, S.85-46 E. 193 feet to an iron pin; thence S.03-46 W. 273 feet to an iron pin; thence N.78-35 W. 194.8 feet to an iron pin, corner of Lot 26; thence along Lot 26, N.03-46 E. 250 feet to the point of beginning.

This is the same property as that conveyed to the Mortgagors herein by deed from Carol G. Morgan and Lucille Anne Curry, dated May 31, 1977 and recorded in the RMC Office for Greenville County on May 31, 1977.

The mailing address of the Mortgagee herein is 1500 Hampton Street, Columbia, South Carolina

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which has the address of Lot 27 Sunny Lane Piedmont Greenville County, South Carolina (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 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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