

MORTGAGE

1417 155

THIS MORTGAGE is made this twenty-eighth day of November 1977, between the Mortgagor, Robert D. Mahaffey and Vickie G. Mahaffey (herein "Borrower"), and the Mortgagee, FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of Anderson, South Carolina 29622 whose address is 201 North Main Street (herein "Lender").

WHEREAS Borrower is indebted to Lender in the principal sum of Twenty-four Thousand Two Hundred Fifty-five and no/100ths Dollars, which indebtedness is evidenced by Borrower's note dated November 28, 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 November 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 lot of land in the State of South Carolina, County of Greenville, being known and designated as Lot Number 12 on a plat of Section Number II, Carolina Heights, recorded in Plat Book BBB at Page 161 and having such metes and bounds as appear by reference to such plat. The subject lot fronts on the northwesterly side of Theodore Circle a total distance of 85 feet.

DERIVATION: See deed of Jimmy Ray Lea to Robert D. Mahaffey and Vickie G. Mahaffey to be recorded of even date herewith in the R.N.C. Office for Greenville County, South Carolina.



GCTO ---1 NO29 77 695

GCTC ---1 NO29 77 693

.13CI 3.50CI

24 Theodore Circle Greenville which has the address of (Street) (City) S. C. (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.

4328 RV.2