

FILED
GREENVILLE CO. S. C.
MAR 30 10 45 AM '78
BONNIE S. TANKERSLEY
R.H.C.

BOOK 1427 PAGE 403

MORTGAGE

THIS MORTGAGE is made this 29TH day of MARCH, 1977, between the Mortgagor, DAVID R. WRIGHT AND RANDY D. WRIGHT, (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings and Loan Association, a corporation organized and existing under the laws of the 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 THREE THOUSAND SEVEN HUNDRED TWENTY-FIVE Dollars, which indebtedness is evidenced by Borrower's note dated MARCH 29, 1978, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on FEBRUARY 1, 2008.

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 certain piece, parcel or lot of land, with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot No. 137, Winding Way, Peppertree Subdivision, Section 2, as shown on a plat of Peppertree, recorded in Plat Book 4X at Page 3, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin located on the Southeastern side of the right of way of Winding Way, a joint corner of Lot Nos. 136 and 137; thence along said right of way N. 37-08 E. 6 feet to an iron pin; thence continuing along said right of way N. 46-20 E. 79.0 feet to an iron pin; thence S. 37-31 E. 160.0 feet to an iron pin; thence S. 54-20 W. 60.2 feet to an iron pin; thence N. 46-52 W. 150.0 feet to an iron pin, the point of beginning.

THIS being the same property conveyed to the Mortgagors herein by a certain deed of John Crosland Company dated March 29, 1978, and thereafter filed for record in the RMC Office for Greenville County on March 30, 1978, in Deed Book 1076 at Page 169.

which has the address of 1210 WINDING WAY, TAYLORS, SOUTH CAROLINA 29687,
[Street] [City]
[State and Zip Code] (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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