

FILED  
GREENVILLE CO. S. C.

MORTGAGE

BOOK 1444 PAGE 141

SEP 14 2 26 PM '78

THIS MORTGAGE is made this 12th day of September 1978 between the Mortgagors, Charles Edward Newland and Janet D. Newland (herein "Borrower"), and the Mortgagee, Carolina Federal Savings & Loan Association, a corporation organized and existing under the laws of South Carolina, whose address is 500 E. Washington Street, Greenville, S. C. (herein "Lender").

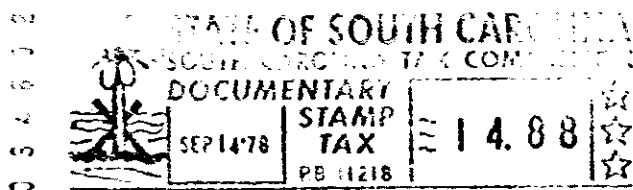
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-seven Thousand Two Hundred and 00/100 Dollars, which indebtedness is evidenced by Borrower's note dated September 12, 1978 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October 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 situate, lying and being in Greenville County, State of South Carolina, on the western side of Butler Springs Road, near the City of Greenville, being shown as Lot No. 143 on plat of Heritage Hills, recorded in Plat Book YY at Page 187 and according to said plat, being described as follows, to-wit:

BEGINNING at an iron pin on the western side of Butler Springs Road at the corner of Lot No. 144 and running thence with the western side of said road, N. 13-30 E. 110 feet to an iron pin at the corner of Lot No. 142; thence with the line of said Lot, N. 72-35 W. 206.7 feet to an iron pin in line of Lot No. 139; thence with the line of Lot Nos. 139 and 138, S. 54-22 W. 90 feet to an iron pin in line of Lot 146; thence with the line of Lots Nos. 146 and 145 S. 56-42 E. 165 feet to an iron pin at the corner of Lot 144; thence with line of said lot S. 76-30 E. 110 feet to the beginning corner.

This is the same property conveyed to the mortgagors herein by deed of Martha G. Williams and Ray R. Williams, Jr. dated October 7, 1968, and recorded in the RMC Office for Greenville County, S. C. in Deed Book 853, at Page 487 on October 7, 1968.



which has the address of 505 Butler Springs Road, Greenville, S. C., (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.

4800

4.0001

4328 RV-2