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GREENVILLE CO. S.C.

SEP 22 12 17 PM '78

ANNIE S. TANKERSLEY  
R.M.C.

BOOK 1445 PAGE 49

# MORTGAGE

THIS MORTGAGE is made this 18 day of September, 1978, between the Mortgagor, NORMAN MILES AND CATHERINE MILES, (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").

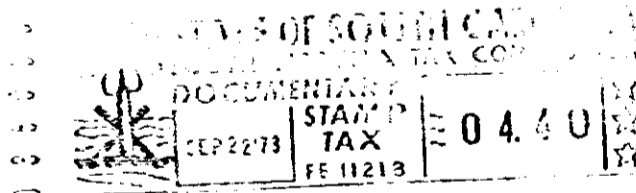
WHEREAS, Borrower is indebted to Lender in the principal sum of Eleven Thousand and 00/100 (\$11,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated September 18, 1978, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October 1, 1988.

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, situate, lying and being in the State of South Carolina, County of Greenville, near the City of Greenville on the southern side of Worley Road and shown and designated as the property of Norman K. Miles on a plat prepared by Carolina Surveying Co., November, 1971 and according to said plat has the following metes and bounds, to-wit:

BEGINNING at a point in the center of Worley Road which point is 843.9 feet northwest from the intersection of Worley Road and Pinedale Drive and running thence S. 48-01 W. 136.8 feet to an iron pin; running thence N. 40-0 W. 91.7 feet to an iron pin; running thence N. 80-30 W. 83.2 feet to an iron pin; running thence N. 7-24 E. 135.3 feet to an iron pin in the center of Worley Road; running thence with the center of said road, S. 68-12 E. 135.6 feet; thence continuing with said road, S. 60-0 E. 66 feet to a point; thence continuing with said road, S. 43-0 E. 52.8 feet to an iron pin, the point of beginning.

BEING the same property conveyed to the Mortgagors herein by deed of John F. Day and William B. James, said deed being dated November 30, 1971, and recorded in the R.M.C. Office for Greenville County in Deed Book 931 at Page 206.



which has the address of Lots 114 and 110, Worley Road (City) \_\_\_\_\_ (Street) \_\_\_\_\_ (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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