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GREENVILLE CO. S. C.  
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CONNIE S. TANKERSLEY  
R.M.C.

# MORTGAGE

1979 275

THIS MORTGAGE is made this 2 day of January, 1979, between the Mortgagor, ROBERT L. DEESE & LINDA B. DEESE (herein "Borrower"), and the Mortgagee, FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of SOUTH CAROLINA whose address is 101 EAST WASHINGTON STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

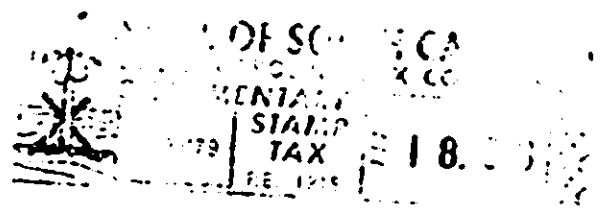
WHEREAS, Borrower is indebted to Lender in the principal sum of FORTY FIVE THOUSAND EIGHT HUNDRED FIFTY (\$45,850.00) Dollars, which indebtedness is evidenced by Borrower's note dated January 2, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the 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 lot of land in the county of Greenville, state of South Carolina, in the city of Mauldin, being known and designated as Lot No. 58 as shown on plat of Section Three, BROOKSIDE, recorded in plat book 5 P page 11 of the RMC Office for Greenville County, S. C., and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the northeastern side of Whisperingbrook Drive, the joint front corner of Lots 58 & 59; thence with the joint line of said lots N. 39-55 E. 217.6 feet to an iron pin in line of Lot 15, BROOKSIDE, Sec. 1, and running thence with the line of said lot N. 43-30 W. 86.56 feet to an iron pin joint rear corner of lots 56 & 58; thence with the joint line of said lots S. 49-02 W. 88.75 feet to an iron pin corner of Lot 57; thence with the line of lot 57, S. 39-55 W. 120 feet to an iron pin on the northeastern side of Whisperingbrook Drive, thence with the northeastern side of said street S. 50-05 E. 100 feet to the point of beginning.

This is the same lot conveyed to mortgagors by Donald E. Baltz, Inc. by deed of even date herewith, to be recorded.



which has the address of Whisperingbrook Drive, Mauldin, South Carolina 29662 (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 seized 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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