

FILED  
GREENVILLE CO. S. C.

FEB 9 1 59 PM '79

DONALD S. TANKERSLEY  
S.M.C.

1457-214

# MORTGAGE

THIS MORTGAGE is made this 6th day of February, 1979, between the Mortgagor, HERMAN F. CAGLE and GLORIA M. CAGLE (herein "Borrower"), and the Mortgagee, Home Savings and Loan Association of the Piedmont, a corporation organized and existing under the laws of South Carolina, whose address is 208 East First Avenue, Easley, South Carolina (herein "Lender").

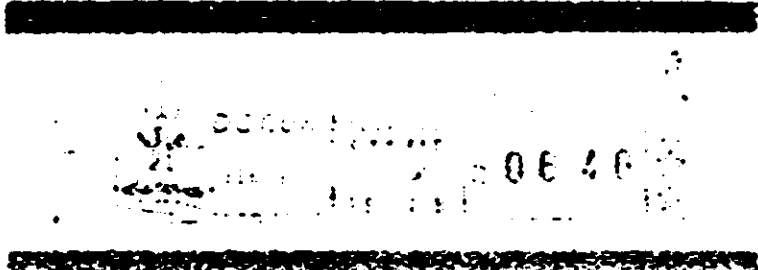
WHEREAS, Borrower is indebted to Lender in the principal sum of SIXTEEN THOUSAND AND NO/100ths Dollars, which indebtedness is evidenced by Borrower's note dated February 6, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on February 1, 1999.

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:

in Oaklawn Township, containing 0.52 acres, being a portion of the property of D. T. Smith, shown on plat recorded in the RMC Office for Greenville County in Plat Book G at page 29 and having according to such plat, the following metes and bounds, to wit:

BEGINNING at an iron pin in the center of Holliday Ford Road, thence along the center of the road, S. 0-50 W. 150 feet, which iron pin is situate 581.3 feet north of J. C. Eaton corner, thence N. 89-10 W. 150 feet to an iron pin, thence N. 0-50 E. 150 feet to an iron pin; thence S. 89-10 E. 150 feet to the point of beginning.

THIS is the identical property conveyed to the Mortgagors by deed of W. F. Cagle recorded in Deed Book 751 at page 136 on June 16, 1964 in the RMC Office for Greenville County.



which has the address of Route 2, Pelzer, South Carolina (Street) (City) (State and Zip Code) (therein "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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