

MORTGAGE

FILED
GREENVILLE CO. S. C.

THIS MORTGAGE is made this 13th day of February 1979 between the Mortgagor Patricia R. Weathers (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 Eight Thousand Nine Hundred Eighty-Seven and 39/100 Dollars, which indebtedness is evidenced by Borrower's note dated February 13, 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, 1987.

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 County of Greenville, State of South Carolina, being known and designated as Lot No. 2, as shown on plat of White Horse Heights, recorded in the RMC Office for Greenville County in Plat Book BB, at Page 135, and having, according to a more recent plat of the property of Patricia R. Weathers dated February 6, 1979 and recorded in the RMC Office for Greenville County in Plat Book 6-2, at Page 76, and having, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the eastern side of White Horse Road at the joint front corner of Lots 1 and 2, and running thence with the said side of White Horse Road N. 5-14 W. 121.2 feet to an iron pin at the intersection of White Horse Road and Rangeview Circle, and running thence with the southerly side of Rangeview Circle N. 85-54 E. 75 feet to an iron pin; thence N. 77-49 E. 40 feet to an iron pin; thence N. 62-39 E. 35 feet to an iron pin at the joint corner of Lots 2 and 3 and running thence with the joint line of said lots S. 19-20 E. 115.9 feet to an iron pin; thence with the line of Lot 1, S. 76-35 W., 177.15 feet to an iron pin the point of beginning.

This being the same property conveyed to the mortgagor herein by deed of Clara B. Cox recorded of even date herewith.

which has the address of 2 Rangeview Circle Greenville South Carolina 29611 (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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