

RECORDED
GREENVILLE CO. S. C.

FEB 15 9 52 AM '79

CORNE S. TANKERSLEY
R.M.C.

MORTGAGE

1457-613

THIS MORTGAGE is made this 14th day of February
19 79, between the Mortgagor, Rosamond Enterprises, Inc.
(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 Fifty-two Thousand and
no/100 (\$52,000.00) Dollars, which indebtedness is evidenced by Borrower's note
dated February 14, 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 July 1, 2009

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 in the County of Greenville,
State of South Carolina being known and designated as Lot No. 115
on a plat of Pine Brook Forest Subdivision according to a plat prepared
by Charles K. Dunn, Surveyor, said plat being recorded in the R.M.C.
Office for Greenville County, South Carolina in Plat Book 4 X at pages
48 and 49, and having the following metes and bounds, to wit:

BEGINNING at an iron pin at the joint front corners of Lots 114
and 115 and running thence with said line N. 16-35 W. 160 feet to an
iron pin; thence running N. 21-51 E. 136.7 feet to an iron pin; thence
running S. 83-33 E. 17 feet to an iron pin; thence running along the
line of Lots 116 and 115 S. 16-35 E. 261 feet to a point on the edge
of Holly Circle; thence running along Holly Circle S. 73-25 W. 100
feet to the point of beginning.

Being the same property conveyed to Rosamond Enterprises, Inc.
by deed dated January 16, 1979 by Oak, Inc., recorded in the R.M.C.
Office for Greenville County February 13, 1979 in Deed Book 1096
at page 830.

which has the address of Lot 115 Pinebrook Forest Greenville
(Street) (City)
South Carolina (herein "Property Address");
(State and Zip Code)

To HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improve-
ments 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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