

P. O. Box 408
Greenville, S. C. 29602

BOOK 1458 PAGE 458

FILED
GREENVILLE CO. S. C.

FEB 28 10 37 AM '79

JOHNIE S. TANKERSLEY
R.H.C.

MORTGAGE

THIS MORTGAGE is made this 27th day of February,
1979, between the Mortgagor, Tyrone E. Townes and Betty B. Townes,
(herein "Borrower"), and the Mortgagee, First Federal
Savings and Loan Association, a corporation organized and existing under the laws of the United States
of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

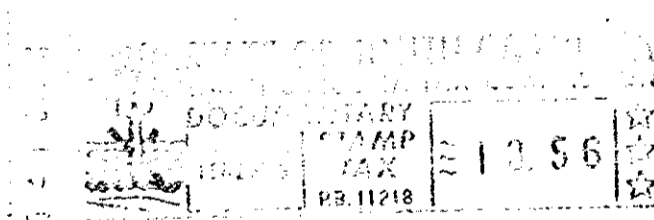
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-three
thousand nine hundred Dollars, which indebtedness is evidenced by Borrower's
note dated February 27, 1979, (herein "Note"), providing for monthly installments of principal
and interest, with the balance of the indebtedness, if not sooner paid, due and payable on March 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 certain piece, parcel, or lot of land, situate, lying and
being in Greenville County, South Carolina, being shown and designated
as Lot 265 on a Plat of Section 3, BELLE MEADE, recorded in the RMC
Office for Greenville County in Plat Book GG, at Page 187, and having,
according to said Plat, the following metes and bounds:

BEGINNING at an iron pin on the eastern side of Marlboro Drive, joint
front corner of Lots 264 and 265, and running thence with the common
line of said Lots, N 83-16 E, 140.0 feet to an iron pin; thence with
the rear line of Lot 265, S 6-44 E, 80.0 feet to an iron pin; thence
with the common line of Lots 265 and 266, S 83-16 W, 140.0 feet to an
iron pin on the eastern side of Marlboro Drive; thence with said Drive,
N 6-44 W, 80.0 feet to an iron pin, the point of beginning.

This is the same property conveyed to the Mortgagors herein by deed of
Stephen R. Tate and Rebecca K. Tate, dated February 19, 1979, to be
recorded simultaneously herewith.



which has the address of 133 Marlboro Drive Greenville,
(Street) (City)
S. C. 29605 (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 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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