

MORTGAGE WHE S. TANNERSLEY R.M.C.

THIS MORTGAGE is made this 2 day of March 1979, between the Mortgagor, CREATIVE INVESTORS, A PARTNERSHIP (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").

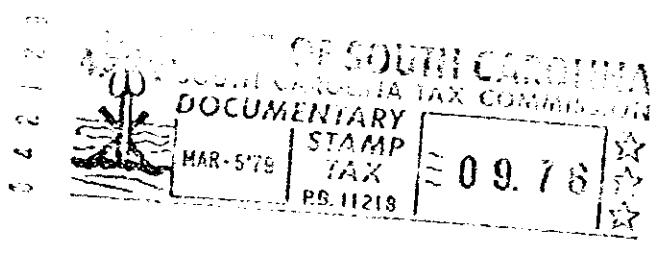
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty Four Thousand Three Hundred Fifty and 00/100 (\$24,350.00) Dollars, which indebtedness is evidenced by Borrower's note dated March 2, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on March 1, 2004

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 located in the County of Greenville, State of South Carolina, and being shown and designated as Lot No. 62 of Avon Park, a plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book KK at Page 71, and having, according to a more recent plat entitled "Property of Creative Investors, a Partnership" by Freeland and Associates, dated February 28, 1979, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Western edge of Bedford Lane at the joint front corner of Lots 62 and 86, and running thence S. 69-51 W. 175 feet to an iron pin; thence N. 20-09 W. 80 feet to an iron pin at the joint rear corner of Lots 62 and 63; thence with the line of Lot 63, N. 69-51 E. 175 feet to an iron pin on the Western edge of Bedford Lane; thence with Bedford Lane, S. 20-09 E. 80 feet to the point of beginning.

BEING the same property conveyed to the Mortgagor herein by deed of Douglas M. Wilson and Edward W. Clay, Jr. d/b/a Creative Investors, said deed being dated of even date and recorded in the R.M.C. Office for Greenville County in Deed Book 1097 at Page 789.



18 Bedford Lane which has the address of (Street) (City) (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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