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FILED
GREENVILLE CO. S. C.

MORTGAGE

VOL 1401 PAGE 711

MAR 2 3 58 PM '79

THIS MORTGAGE is made this 31st day of March 1979, between the Mortgagor, Robert L. Goodlett and Elizabeth R. Goodlett (herein "Borrower"), and the Mortgagee, Carolina Federal Savings and Loan Association, a corporation organized and existing under the laws of South Carolina, whose address is P.O. Box 10148 Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Fifteen Thousand Dollars (\$15,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated March 31, 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, 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 situate, lying and being in the County of Greenville, State of South Carolina being known and designated as Lot No. 6, on Courtney Circle, according to survey made by T.H. Walker, Jr., Reg. L.S. 3182 dated February 16, 1976, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwesterly side of Courtney Circle, joint front corner of Lot No. 5 and 6, and running thence S. 65-05 E. 80 feet to an iron pin; thence turning and running along the common line of Lot No. 6 and 7 S. 22-55 W. 180 feet to an iron pin; thence turning and running along common line of Lot no. 6 and 5 N. 22-55 E. 180 feet to an iron pin, the point of beginning.

Sloan E. Goldsmith died testate on August 13, 1972, naming the above Grantor as Executrix. For full power of the Executrix to convey said property, reference is made to the Estate of Sloan E. Goldsmith on file in the Probate Judge Office for Greenville County in Apartment 1245, File No. 12.

THIS being the same property conveyed to the Mortgagors herein by deed of Audrey Snipes Goldsmith, as Executrix under the Estate of Sloan E. Goldsmith, dated August 25, 1976, and recorded in the office of the Register of Mesne Conveyance in Volume 1041, page 942.

which has the address of Lot 6, Courtney Court Greenville, S. C. 29609 (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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