

FILED
GREENVILLE CO. S. C.

APR 16 11 34 AM '79

MORTGAGE

THIS MORTGAGE is made this 9th day of April, 1979, between the Mortgagor, Carl H. Mehus and Patricia J. Mehus, (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 Twenty Three Thousand Five Hundred and 00/100 Dollars, which indebtedness is evidenced by Borrower's note dated April 9, 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 May 1, 2004;

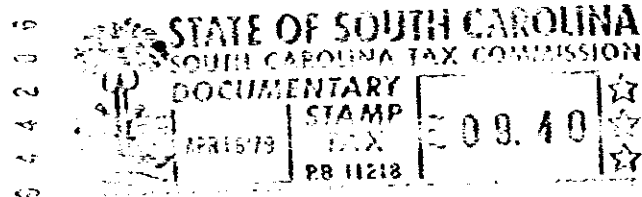
TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, at the southerly corner of Woodbine Road and East Hillcrest Drive and being known and designated as Lot No. 39, according to a plat of the subdivision known as "Northwood" recorded in the Greenville County R.M.C. Office in Plat book J at Pages 102 and 103, and having according to said plat the following metes and bounds, to-wit:

BEGINNING an an iron pin on the southeastern side of Woodbine Road at the joint front corner of Lots 39 and 40 and running thence along the southeastern side of Woodbine Road, N. 67-47 E. 55 feet to a point at the intersection of Woodbine Road and East Hillcrest Drive; thence along the southwestern side of E. Hillcrest Drive, S. 78-50 E. 87.8 feet to a point at the joint corner of Lots 38 and 39; thence along the common line of Lots 37, 38, and 39, S. 33-15 W. 100.7 feet to an iron pin at the joint corner of Lots 36, 37, 39 and 40; thence along the common line of Lots 39 and 40, N. 45-36 W. 114.9 feet to an iron pin on the southeastern side of Woodbine Road, the point of beginning.

The above described property is the same acquired by the Mortgagors by deed from W. T. Thomas recorded October 8, 1976 in the Greenville County R.M.C. Office in Deed Volume 1044 at Page 327.

First Federal Savings & Loan Association
Loan Processing Department
301 College Street
Greenville, S. C. 29601



which has the address of 400 E. Hillcrest Drive Greenville,
(Street) (City)
S. C. (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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