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CONNIE S. TANKERSLEY
R.M.C.

## **MORTGAGE**

THIS MORTGAGE is made this \_\_\_\_\_\_\_day of \_\_\_\_\_day of \_\_\_\_\_\_, 19.79, between the Mortgagor, Robert H. Vaughan, Jr. \_\_\_\_\_\_, 19.79, between the Mortgagor, Robert H. Vaughan, Jr. \_\_\_\_\_\_, 19.79, between the Mortgagor, Robert H. Vaughan, Jr. \_\_\_\_\_\_, 19.79, and the Mortgagor, 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 Twenty Two & 90/100 Dollars, which indebtedness is evidenced by Borrower's note dated May 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 January, 2007------

ALL that certain piece, parcel or lot of land with all improvements thereon, or hereafter to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, near the Town of Simpsonville, being known and designated as Lot No. 57 on plat of property of B. F. Reeves, also known as East Georgia Heights, as shown by plat thereof, prepared by S. H. Brockman, dated September 14, 1958 and recorded in the RMC Office for Greenville County in Plat Book, OO, Page 190, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the South side of Lonnie Avenue at the joint front corner of Lots Nos. 56 and 57 and running thence with the joint line of said Lots S. 21-30 W., 180 feet to a point at the joint rear corner of Lots 56, 57, 22 and 23; thence S. 69-05 E., 90 feet to a point at the joint rear corner of Lots Nos. 57 and 58; thence with the joint line of said Lots N. 21-30 E., 180 feet to a point on the South side of Lonnie Avenue; thence with the South side of Lonnie Avenue, N. 69-05 W., 90 feet to the beginning corner.

This is the identical property conveyed to the mortgagor by deed of Twyman F. and Priscilla H. Paxton as recorded on even date herewith.

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which has the address of Lot 57 Lonnie Avenue B. F. Reeves Property
(Street) (City)

\_\_\_\_\_\_(herein "Property Address");

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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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SOUTH CAROLINA — 1 to 4 Family-6:75—FNMA/FHLMC UNIFORM INSTRUMENT (with amendment adding Para, 24)

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Section 2004

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