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DONNIE S. TANKE R.M.C. MORTGAGE

Mail to: VOL 1468 PAGE 330 Family Federal Savings & Loan Assn. Drawer L Greer, S.C. 29651

THIS MORTGAGE is made this 31st day of May 1979, between the Mortgagor, Robert E. Stephens and Glennis C. Stephens (herein "Borrower"), and the Mortgagee, Family Federal Savings & Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 713 Wade Hampton Blvd. Greer, South Carolina (herein "Lender").

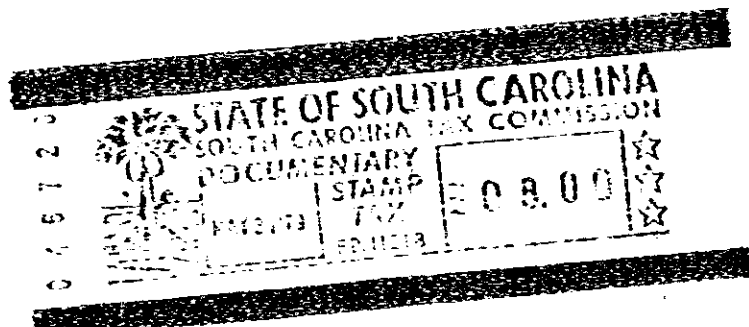
WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty Thousand and no/100 (\$20,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on May 1, 1999.

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 piece, parcel or lot of land with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot 15 on Plat of Valley Dale, which plat is recorded in the RMC Office for Greenville County, South Carolina, in Plat Book KK at Page 115, and having, according to said plat, the following metes and bounds, to-wit:

Beginning at an iron pin on the south side of Bagwell Street, joint front corner Lots 14 and 15; and running thence S. 37-04 W., 134.8 feet to an iron pin; thence S. 80-56 E., 113 feet to an iron pin; thence N. 37-14 E., 83.1 feet to an iron pin on Bagwell Street, joint front corner Lots 15 and 16; thence along Bagwell Street, N. 53-42 W., 100 feet to an iron pin, point of beginning.

This is the same property conveyed to the mortgagors herein by deed of even date, from Childrens Co., Inc., and recorded in the R. M. C. Office for Greenville County in Deed Book 1103, at Page 691.



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which has the address of 38 Bagwell Circle, Greenville, S. C. 29605 (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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