

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
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DONNIE S. BANKERSLEY  
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VOL 1468 PAGE 933

**MORTGAGE**

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THIS MORTGAGE is made this 1st day of June, 1979, between the Mortgagor, Jerry R. Wolff and Janice H. Wolff, (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 Forty-Four Thousand and No/100----- Dollars, which indebtedness is evidenced by Borrower's note dated June 1, 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 June 1, 2009.....;

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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, at the northeastern corner of the intersection of Golden Grove Circle and Golden Grove Lane and being known and designated as all of Lot No. 30 and a portion of Lot No. 29 as shown on plat of GOLDEN GROVE ESTATES, Section 1, recorded in the RMC Office for Greenville County in Plat Book 4-R at Page 1 and being shown on a more recent plat entitled "Property of Jerry R. Wolff and Janice H. Wolff", prepared by Carolina Surveying Company, dated June 1, 1979, and recorded in the RMC Office for Greenville County in Plat Book 7-E at Page 15, and having, according to the more recent plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Golden Grove Circle and running thence along the northern side of Golden Grove Circle, N.19-36 W. 70.7 feet to an iron pin on the eastern side of Golden Grove Lane; running thence with the eastern side of Golden Grove Lane, N.25-24 E. 120 feet to an iron pin, joint corner of Lots 30 and 31; running thence S.64-36 E. 165 feet to an iron pin; running thence S.08-58 W. 90.5 feet to an iron pin; running thence S.24-16 W. 60 feet to an iron pin; running thence S.52-44 W. 26 feet to an iron pin on the northern side of Golden Grove Circle; running thence with the northern side of Golden Grove Circle, N.64-36 W. 130 feet to the point of beginning.

THIS is the same property as that conveyed to the Mortgagors herein by deed from Guy O. Bryant recorded in the RMC Office for Greenville County on June 4, 1979.

THE mailing address of the Mortgagee herein is P. O. Drawer 408, Greenville, South Carolina 29602.

which has the address of 30 Golden Grove Circle, Piedmont (Street) (City) South Carolina (State and Zip Code) (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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