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GREENVILLE CO. S. C.  
JUN 13 11 51 AM '79  
DONNIE S. TANKERSLEY  
R.M.C.

Vol 1469 Page 984

# MORTGAGE

THIS MORTGAGE is made this 13 day of June, 1979, between the Mortgagor, Hobert Z. Miller and Janet O. Miller, (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").

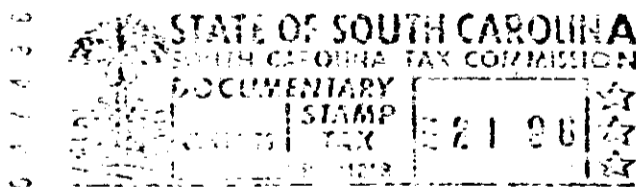
WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty-Four Thousand Eight Hundred Fifty and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated June 13, 1979, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on July 1, 2009.....;

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 situate, lying and being on the southern side of Windward Way, County of Greenville, State of South Carolina, being known and designated as Lot Number 96, as shown on a plat prepared by Dalton & Neves, entitled Devinger Place, Section IV, recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book 6-H, Page 5, and revised and re-recorded in Plat Book 6-H, at Page 24, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Windward Way, at the joint front corner of Lot 95 and 96, and running thence S. 33-25 E. 160 ft. to an iron pin; thence S. 56-35 W. 100 ft. to an iron pin; thence N. 33-25 W. 160 ft. to an iron pin on Windward Way; thence along said Windward Way, N. 56-35 E. 100 ft. to the point of beginning.

THIS is the same property conveyed to the Mortgagors by deed of Bob Maxwell Builders, Inc., recorded in the R. M. C. Office for Greenville County in Deed Book 1104, at Page 676, on June 13, 1979.



which has the address of 504 Windward Way Greer, South Carolina 29651 (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 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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