

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

FILED  
GREENVILLE CO. S. C.

JUN 15 4 38 PM '79

# MORTGAGE

THIS MORTGAGE was made this 15th day of June 1979, between the Mortgagor, **Jerry Wayne Blackwell** (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").

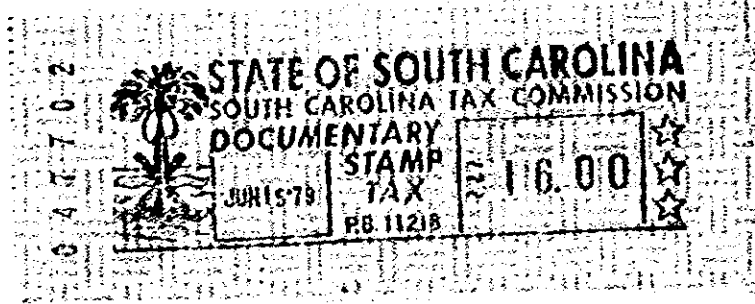
WHEREAS, Borrower is indebted to Lender in the principal sum of Forty Thousand and No/100 (\$40,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated June 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on August 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 piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, being known and designated as Lot #86, of a subdivision known as Canebrake I, according to a Plat thereof, being recorded in the R.M.C. Office for Greenville County in Plat Book 5-P at Page 46 and having such metes and bounds as appears thereon.

This conveyance is subject to restrictions, rights of way, and easements of record, as shown on the recorded Plat or as may appear on the premises, specifically including restrictions recorded in the R.M.C. Office for Greenville County in Deed Book 1026 at Page 590 as amended in Deed Book 1039 at Page 311.

This is a portion of that property deeded to the Mortgagor herein by deed of College Properties, Inc. dated January 31, 1979 and recorded in Deed Book 1104 at Page 299 in the R.M.C. Office for Greenville County.



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which has the address of 86 Crown Point, Canebrake Subdivision, Greer, Greenville County, 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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