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DONNIE S. TANKERSLEY  
R.M.C.

# MORTGAGE

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THIS MORTGAGE is made this 20th day of June, 1979, between the Mortgagor, Michael A. Durham and Loretta C. Durham (herein "Borrower"), and the Mortgagee, South Carolina National Bank, a corporation organized and existing under the laws of the United States of America, whose address is P.O. Box 168 Columbia, S.C. 29202 (herein "Lender").

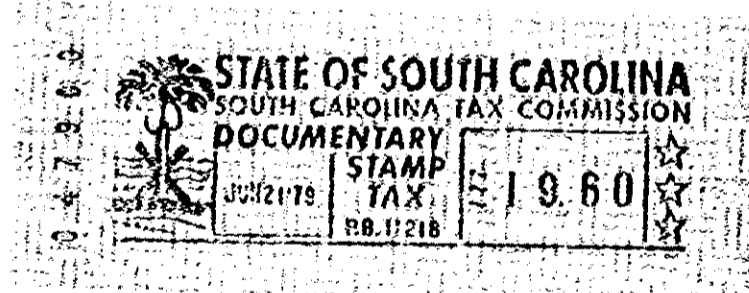
WHEREAS, Borrower is indebted to Lender in the principal sum of Forty-Nine Thousand and No/100 (\$49,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated June 20, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on July 1, 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 certain piece, parcel or lot of land, lying and being in the State of South Carolina, County of Greenville, being shown and designated as Lot No. 11 on Plat entitled "Property of Michael A. Durham and Loretta C. Durham" as recorded in the RMC Office for Greenville County, S.C., in Plat Book 7-H at Page 41, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwestern side of Continental Drive at the joint corner of Lots 11 and 19 and running thence S. 44-46 W., 136.1 feet to an iron pin; thence along the common line of Lots Nos. 11 and 12 N. 44-00 W., 165.00 feet to an iron pin on the southeastern side of Connecticut Drive; thence with the southeastern side of Connecticut Drive N. 46-00 E., 95.0 feet to an iron pin; thence with the curve of the intersection of Connecticut Drive and Continental Drive, the chord of which is N. 88-10 E., 37.0 feet to an iron pin on the southwestern side of Continental Drive; thence with the southwestern side of Continental Drive S. 49-38 E., 138.0 feet to an iron pin; the point of beginning.

THIS being the same property conveyed to the mortgagors herein by deed of Louis P. Rector and Meta G. Rector as recorded in the RMC Office for Greenville County, S.C. in Deed Book 1105 at Page 324, on June 21, 1979.



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which has the address of 16 Connecticut Avenue Greenville (Street) (City) S.C. 29615 (herein "Property Address"); (State and Zip Code)

316 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".

309 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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