

MORTGAGEE'S ADDRESS:
P. O. Drawer 408
Greenville, S. C. 27602

GREENVILLE CO. S. C.

JUN 29 3 32 PM '79

DEAN W. MANNERSLEY
R.M.C.

VOL 1471 PAGE 949

MORTGAGE

THIS MORTGAGE is made this 29th day of June, 1979, between the Mortgagor, Randy L. Bell and Candy L. Bell

, (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 Two Thousand Two Hundred-Fifty and NO/100 Dollars, which indebtedness is evidenced by Borrower's note dated June 29, 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.....;

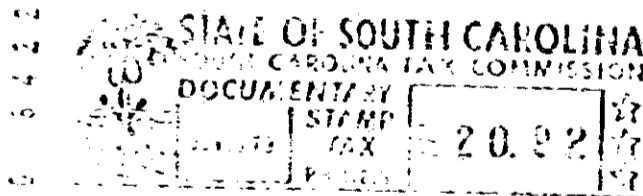
TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 certain piece, parcel or lot of land, together with buildings and improvements thereon or hereafter constructed thereon, situate, lying and being of the northern side of Covington Road in the County of Greenville, State of South Carolina, being known and designated as Lot 90 on a plat of Northwood Hills, Section III, made by Piedmont Engineering Service in November, 1960, and recorded in the RMC Office for Greenville County, South Carolina in Plat Book YY, Page 37, and having such metes and bounds as shown in a new plat entitled "Property of Randy L. Bell and Candy L. Bell," prepared by Carolina Surveying Co. and recorded in the RMC Office for Greenville County in Plat Book 7H, at Page 70, on June 28, 1979, to-wit:

Beginning at a point on the western side of Covington Road, joint corner of Lots Nos. 89 and 90 and running thence with the joint line of said Lots N. 2-29 E. 195.1 feet to a point; thence N. 87-32 W. 32 feet to a point; thence N 84-41 W. 98 feet to a point; thence S. 2-30 W. 205 feet to a point on the west side of Covington Road; thence running with the western side of Covington Road S 89-26 E. 130 feet to the point of beginning.

This conveyance is made subject to any and all existing reservations, easements, rights-of-way, zoning ordinances and restrictions or protective covenants that may appear of record, on the recorded plat(s) or on the premises.

This being the same property conveyed unto the mortgagors by deed of Roderick M. Thomas and Betty H. Thomas to be executed and recorded of even date herewith.



which has the address of 233 Covington Road
(Street) Greenville, S. C. (City)
(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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