

GREENVILLE, S.C.
JUL 6 3 13 PM '79
DONNIE W. HANSEN
R.M.C.

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MORTGAGE

THIS MORTGAGE is made this 29th day of June 19 79, between the Mortgagor, John S. Boulos (herein "Borrower"), and the Mortgagee,

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of SOUTH CAROLINA whose address is 101 EAST WASHINGTON STREET, GREENVILLE, SOUTH CAROLINA (herein "Lender").

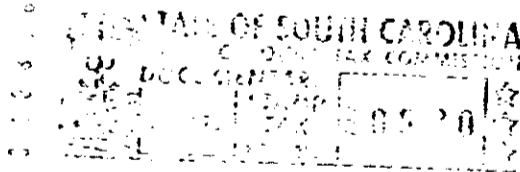
WHEREAS, Borrower is indebted to Lender in the principal sum of Thirteen Thousand and no/100 (\$13,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated June 29, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 1, 1984.

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 or near the City of Greenville, Greenville County, South Carolina, and being more particularly described as Lot 16 on plat of property entitled "Property of John S. Boulos" recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book 7-5, Page 13, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the west side of Woodberry Drive at the joint corners of Lots Nos. 16 and 17, and running thence with the west side of Woodberry Drive, S. 18-24 W. 219.77 feet to an iron pin; thence S. 68-34 W. 36.7 feet to an iron pin; thence along the north side of Richfield Drive N. 54-52 W. 267.23 feet to an iron pin at the joint corners of Lots Nos. 15 and 16; thence N. 59-41 E. 170.25 feet to an iron pin; thence N. 85-47 E. 191.01 feet to an iron pin, the point of beginning.

THIS being the same property conveyed to the mortgagor herein by deed of Land Investments, A General Partnership, dated June 29, 1979, and recorded July 6, 1979, in the R. M. C. Office for Greenville County, South Carolina, in Deed Book 1166, at Page 282.



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which has the address of Lot 16, Woodberry Drive, Greenville, (Street) (City) S. C. (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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