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GREENVILLE CO. S.C.
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CONNOR BANKERSLEY
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MORTGAGE

THIS MORTGAGE is made this 20th day of July, 1979 between the Mortgagor, Rhea L. McCary, II and Elizabeth W. McCary, (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings & Loan Association a corporation organized and existing under the laws of United States of America, whose address is Hampton Street Columbia, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Forty-One Thousand Three Hundred Twenty-Five and 00/100 Dollars, which indebtedness is evidenced by Borrower's note dated July 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 August 1, 2009.

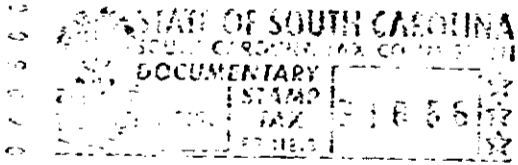
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 lot or parcel of land situate, lying and being in Greenville Township, County of Greenville, State of South Carolina, near the City of Greenville, being known and designated as Lot No. 90, and a portion of Lots Nos. 89 and 91 of the subdivision known as Augusta Circle, as shown on a plat recorded in Plat Book F-23, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point located on the southern side of the right-of-way of West Augusta Drive, which point is 74.5 feet from the southwest corner of Tomassee Avenue and West Augusta Drive, and running thence S. 21-30 W. 151.1 feet to a point on the line of Lot No. 88; thence with the line of Lot No. 88, N. 71-35 W. 95.8 feet to a point; thence N. 21-52 W. 178.5 feet to a point located on the right-of-way of West Augusta Drive; thence along said right-of-way, S. 55-15 E. 97 feet to the point of beginning.

This being the same property conveyed to the Mortgagors herein by Deed of John P. Acker and Debra S. Acker, which Deed is dated July 20, 1979, and is to be recorded herewith in the RMC Office for Greenville County.

The Mortgagee's mailing address is P. O. Box 937, Greenville, S.C. 29602



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which has the address of 205 Augusta Drive Greenville, S. C. 29605 (herein "Property Address");
[Street] [City] [State and Zip Code]

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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