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JUL 25 2 24 PM '79  
DONALD E. HANLERSLEY  
R.M.C.

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# MORTGAGE

THIS MORTGAGE is made this 19th day of July, 1979, between the Mortgagor, Moses E. Hill and Mary L. Hill

(herein "Borrower"), and the Mortgagee, Home Savings and Loan Association of the Piedmont, a corporation organized and existing under the laws of South Carolina, whose address is 208 East First Avenue, Easley, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Twenty One Thousand Five Hundred and 00/100ths (\$21,500.00) Dollars, which indebtedness is evidenced by Borrower's note dated July 19, 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 25 years from date

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 situate, lying and being in the County of Greenville, in the State of South Carolina, near the City of Greenville, being known and identified as Lot 24 on a plat of Sylvan Hills, which plat is filed in the office of the RMC for Greenville County in Plat Book S at page 103 and according to said plat being more particularly described as follows, to-wit:

BEGINNING at a point on the west side of Morningside Drive, which point is the common corner of the lot here described with lot 23 and which point is South 4-32 East 480 feet from the intersection of Morningside Drive and Collinson Road, running with Morningside Drive South 4-32 East 70 feet; thence South 85-28 West 150 feet; thence North 4-32 West 70 feet; North 85-28 East 150 feet to the BEGINNING corner.

This is the identical property conveyed to Moses E. Hill and Mary L. Hill by Easley Builders Supply, Inc. by deed of even date herewith to be recorded in the Office of the RMC for Greenville County, South Carolina.



which has the address of Morningside Drive Greenville, S. C. (State and Zip Code) (Street) (City); (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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