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MORTGAGE

BOOK 1481 PAGE 744

THIS MORTGAGE is made this 24th day of September 1979, between the Mortgagor, Harris P. Gravely (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 Thirty Thousand and No/100 (\$30,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated September 24, 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 October 1, 1999;

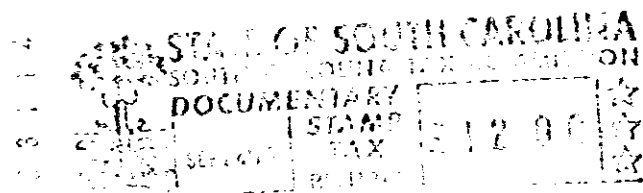
To SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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 with all improvements thereon, situate, lying and being in the State of South Carolina, County of Greenville, City of Greenville, on the eastern side of Summit Drive (sometimes referred to as Bennett Street) known and designated as Lot No. 2, Section C, PARKVALE SUB-DIVISION as shown on that certain plat prepared by Dalton and Neeves Surveyors dated July 1940 entitled "Parkvale, Section C" recorded in the R.M.C. Office for Greenville County in Plat Book K at Page 54 and as more particularly shown on that certain plat prepared by John R. Long, Surveyor, dated September 18, 1979 entitled "Lot 2, Parkvale Subdivision, Section C" recorded in Plat Book 7-0 at Page 17, in the R.M.C. Office for Greenville County, South Carolina and having according to said more recent plat the following metes and bounds:

BEGINNING at an iron pin on the right of way for Summit Drive and running thence with the right of way for Summit Drive N. 12° 25' E. 69.76 feet to an iron pin; thence with the joint side lot line of lots 2 and 3, S. 82° 49' 60" E. 150 feet to an iron pin at the joint rear corner of lots 3, 14, 15 and 2; thence with the joint rear lot lines of lots 2 and 15, S. 12° 25' W. 75 feet to the joint rear corner of lots 1, 15, 16 and 2; thence with the joint side lot line of lots 1 and 2, N. 80° 50' 5"W 149.61 feet to the point of beginning.

This conveyance is made subject to all rights of ways, easements, restrictive covenants and zoning ordinances of record as the same may affect the premises.

Derivation: Deed of Elizabeth F. Austin to Dennis E. Coleman and Ronique Coleman dated April 7, 1977 recorded in the R.M.C. Office for Greenville County in Deed Book 1054 at Page 267.



which has the address of 304 Summit Drive, Greenville, South Carolina (Street) (City) 29605 (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 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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