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GREENVILLE
SHERSLEY

BOOK 1481 PAGE 844

MORTGAGE

THIS MORTGAGE is made this 24th day of September, 1979, between the Mortgagor, Holly L. Drummond, (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 Twenty-Eight Thousand and No/100 (\$28,000.00) 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 piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot No. 2 of a subdivision known as Thornwood Acres, property of Williams Land Company, Inc., according to plat by Jones and Sutherland, Engineers, dated December, 1958, plat of which is recorded in the RMC Office for Greenville County, in Plat Book MM, at Page 59, and according to said plat, having the following metes and bounds, to-wit:

BEGINNING at an iron pin at the joint front corner of Lots Nos. 3 and 2, and running thence along the line of these lots, N. 62-58 W. 206.6 feet to an iron pin on the eastern side of Edwards Road; thence along the eastern side of Edwards Road, N. 34-55 E. 85.6 feet to an iron pin at the joint rear corner of Lots Nos. 2 and 1; running thence, S. 62-58 E. 195 feet to an iron pin on the western side of Crestmere Drive (formerly Osborn Lane); thence along the western side of Crestmere Drive (formerly Osborn Lane), S. 27-02 W. 85 feet to an iron pin, the point of beginning.

This is the same property conveyed to Holly L. Drummond by deed of Leslie & Shaw, Inc., recorded on September 18, 1959, in Deed Book 634, Page 345, of the records of the RMC Office for Greenville County, South Carolina.

STATE OF SOUTH CAROLINA
DOCUMENTARY
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which has the address of 2 Crestmere Drive Greenville, S.C. 29615 (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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