

MORTGAGE

WALKER SRSLEY

THIS MORTGAGE is made this 12th day of October 1979 between the Mortgagor, Ruth P. Walker (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").

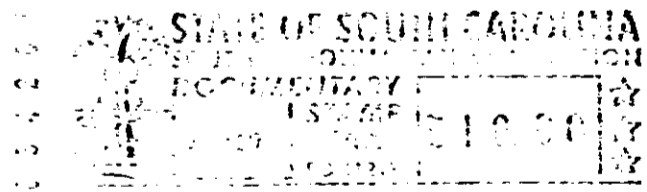
WHEREAS, Borrower is indebted to Lender in the principal sum of FORTY THOUSAND AND 00/100 Dollars, which indebtedness is evidenced by Borrower's note dated October 12, 1979 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October 1, 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 piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, located on the northern side of Galax Court, and being known and designated as Lot No. 25, Green Valley Estates, on a plat prepared by Piedmont Engineers, dated December 20, 1957, which plat is of record in the Office of the R.M.C. for Greenville County, S. C. in the Plat Book QQ, at Pages 2 and 3, and according to a more recent plat of Ruth P. Walker by Carolina Surveying Company on October 4, 1979 and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a point on the northern side of Galax Court, joint front corner Lots 24 and 25; running thence with Lot No. 24 N. 30-26 W. 300 feet; running thence with the golf course N. 47-32 E. 138.1 feet; running thence with the golf course S. 76-28 E. 160 feet; thence continuing with the golf course S. 83-28 E. 115 feet to a point at the joint rear corner of Lots 26 and 27; thence with the line of Lot 26 S. 22-17 W. 278.7 feet to a point on the northern side of Galax Court; thence with the northern side of Galax Court S. 84-48 W. 50 feet to a point; thence continuing along Galax Court S. 58-56 W. 75 feet to a point.

This being the same property conveyed to the grantor by deed of Raymond W. Saminski as recorded in the R. M. C. Office for Greenville County in Deed Book 1099 at Page 719, on April 2, 1979.



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which has the address of Lot 25, Galax Court, Greenville, South Carolina
(Street) (City)
 (herein "Property Address");
(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 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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