GREEN FIED CO.S.C

## **MORTGAGE**

THIS MORTOAGE is made this. 17th day of MARCH.

1980., between the Mortgagor, H. J. MARIIN & JOE. O. CHARPING

(herein "Borrower"), and the Mortgagee,

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION

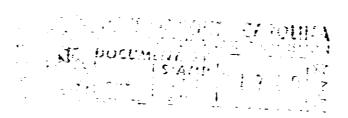
a corporation organized and existing under the laws of SOUTH CAROLINA, whose address is 101 EAST WASHINGTON STREET, GREENVILLE, SOUTH CAROLINA

(herein "Lender").

All that piece, parcel or lot of land situate, lying and being in Greenville County, South Carolina, known and designated as Lot No. 46 shown on a plat of the subdivision of WINDSOR OAKS, Sec. 2, recorded in the RMC Office for Greenville County in plat book 7 C page 13, and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the southeast side of Wiltshire Court, the joint front corner of Lots 46 & 47, and running thence with the joint line of said lots S. 18-43 E. 98.42 feet to an iron pin; thence turning S. 75-03 W. 75.5 feet to an iron pin; thence continuing S. 75-00 W. 109 feet to an iron pin; thence continuing S. 80-45 W. 60 feet to an iron pin joint rear corner of Lots 45 & 46; thence with the joint line of said lots N. 46-46 E. 213.35 feet to an iron pin on the southwestern side of Wiltshire Court; thence with said street the chord of which is N. 84-50 E. 50.61 feet to an iron pin, the point of beginning.

This is the same lot conveyed to mortgagors by Windsor Group, Inc. by deed of even date herewith, to be recorded simultaneously with this mortgage.



SC 29687 (herein "Property Address");

[State and Zip Code]

[State and Zip Code]

[State and Zip Code]

[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, casements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

SOUTH CAROLINA: 1 to 4 Family | 6-75 | FNMA/FHLMC UNIFORM INSTRUMENT

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