

'80 MORTGAGE

TRAVELERSLEY

THIS MORTGAGE is made this 13th day of March 1980, between the Mortgagor, Lillian J. Lusk and John W. Fry (herein "Borrower"), and the Mortgagee, South Carolina Federal Savings & Loan Association, a corporation organized and existing under the laws of United States of America, whose address is 1500 Hampton Street, Columbia, South Carolina, (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty-Eight Thousand Eight Hundred and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated March 13, 1980 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on April 1, 2010

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 those pieces, parcels or lots of land situate, lying and being in the County of Greenville, State of South Carolina, on the northern side of Coleman Drive and being known and designated as Lots 89 and 90 on plat of COLEMAN HEIGHTS Subdivision recorded in the RMC Office for Greenville County in Plat Book RR at Page 115 and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Coleman Drive, joint front corner of Lots 90 and 111 and running thence along the common line of said Lots, N.25-51 W. 161.4 feet to an old iron pin on the southern side of Virginia Avenue; running thence N.66-45 E. 395.0 feet to an iron pin; thence with the southwestern corner of the intersection of Virginia Avenue and Coleman Drive, the chord of which is S.68-15 E. 35.4 feet to an iron pin on the western side of Coleman Drive; thence with the western side of Coleman Drive, S.23-15 E. 234.5 feet to an iron pin; thence with the curvature of Coleman Drive, S.51-23 W. 32.3 feet to an old iron pin on the northern side of Coleman Drive; thence with the northern side of Coleman Drive, S.84-21 W. 141.4 feet to an iron pin; thence continuing with the northern side of Coleman Drive, S.81-16 W. 255.0 feet to the point of beginning.

THIS is the same property as that conveyed to the Mortgagors herein by deed from Olan R. Wright, Jr. and Deloris E. Wright recorded in the RMC Office for Greenville County of even date herewith.

THE mailing address of the Mortgagee herein is P. O. Box 937, Greenville, South Carolina 29602.

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which has the address of 89 Coleman Drive, Travelers Rest South Carolina 29690 (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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