

101 E. WASHINGTON ST
GREENVILLE S.C.

BOOK 1505 PAGE 492

DU '80 MORTGAGE

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THIS MORTGAGE is made this thirteenth day of June, 1980, between the Mortgagor, Donald R. Vaughan and Alice H. Vaughan (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").

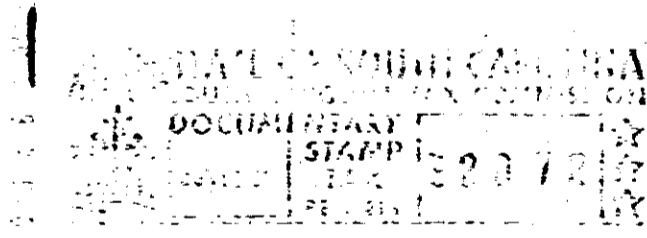
WHEREAS, Borrower is indebted to Lender in the principal sum of Seventy-Four Thousand Two Hundred Fifteen and 12/100 (\$74,215.12) Dollars, which indebtedness is evidenced by Borrower's note dated June 13, 1980 (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 1, 2008

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, or hereafter to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, situate on the southeastern side of Holly Hill Lane, being shown as Lot No. 6 on a plat of Holly Hill Subdivision, Sections 1 and 2, dated February 17, 1977, amended April 5, 1977, prepared by C. O. Riddle, Surveyor, recorded in Plat Book 5-P at Page 85 in the RMC Office for Greenville County and having according to said plat the following metes and bounds to wit:

BEGINNING at an iron pin on the southeastern side of Holly Hill Lane at the joint front corner of Lot 6 and Lot 7 and running thence with Lot 7 S. 76-37 E. 152.2 feet to an iron pin at the joint rear corner of Lot 6 and 7; thence S. 16-47 E. 37 feet to an iron pin; thence S. 51-29 W. 205.1 feet to an iron pin at the joint rear corner of Lot 5 and Lot 6; thence with Lot 5 N. 12-36 W. 165.1 feet to an iron pin on Holly Hill Lane; thence with said Lane N. 45-24 E. 53 feet to the point of beginning.

This is the property conveyed to the mortgagors by deed of Troy L. Puckett and Barbara R. Puckett, dated June 13, 1980, and recorded in Deed Book 1127 at Page 700 in the RMC Office for Greenville County.



which has the address of 12 Holly Hill Lane, Simpsonville (City), South Carolina (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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