

1980
S.C.
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MORTGAGE

1980-1987

THIS MORTGAGE is made this 14th day of December, 1980 between the Mortgagor, ROBERT E. JONES AND ANNE S. JONES (herein "Borrower"), and the Mortgagee BLAZER FINANCIAL SERVICES, INC. OF S.C. a corporation organized and existing under the laws of SOUTH CAROLINA whose address is 115 W. ANTRIM DRIVE, GREENVILLE, SC 29607 (herein "Lender")

WHEREAS Borrower is indebted to Lender in the principal sum of NINE THOUSAND TWO HUNDRED SEVENTY SEVEN DOLLARS AND 03/100 Dollars, which indebtedness is evidenced by Borrower's note dated December 22, 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 December 22, 1987.

TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note including any renewal or refinancing thereof 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 State of South Carolina, County of Greenville, and more particularly described as follows:

BEGINNING in Ward One of said City on the West side of Wilton Street and designated as Lot No. 11 on a plat of the property formerly of Mrs. Ava O. Ferguson, made by Will D. Neves, surveyor, and recorded in the R. H. G. Office for Greenville County in Plat Book C at page 254; and bounded on the east by Wilton Street; on the North by Lot no. 12; on the West by Lots Nos. 21 and 22 and on the South by Lot No. 10; the said lot (No. 11) having a frontage on Wilton Street of fifty-seven and five-tenths (57.5) feet and a depth of one hundred fifty (150) feet.

This being the same property conveyed to the Grantor by Deed of L. E. Girardeau recorded in the R. H. C. Office for Greenville County, South Carolina in Deed Book 1024 at page 438, recorded on September 13, 1975.

Grantee herein to pay 1978 taxes.

This conveyance is made subject to any restrictions, zoning ordinances or easements that may appear of record, on the recorded plat (s) or on the premises.

which has the address of 19 Wilton Street, Greenville

South Carolina 29601 (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 attached to the property, all of which shall be deemed to be and remain a part of the real 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 that Borrower will warrant and defend primarily with respect to the Property against all claims and demands, subject to any declarations, easements or restrictions, restrictions, federal, state or local, or any other, any title insurance policy insuring Lender's interest in the Property.

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