

REC'D  
S.C.  
MAY 24 AM '81  
DONNA  
R.M.C.

FIRST FEDERAL  
P.O. BOX 1027  
GREENVILLE S.C. 29605

200:1541 PAGE 71

# MORTGAGE

THIS MORTGAGE is made this 8th day of May, 1981, between the Mortgagor, Thomas M. Randall and Geraldine B. Randall, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Five Thousand and Five Hundred and No/100 Dollars, which indebtedness is evidenced by Borrower's note dated May 8, 1981, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on 6-1-86;

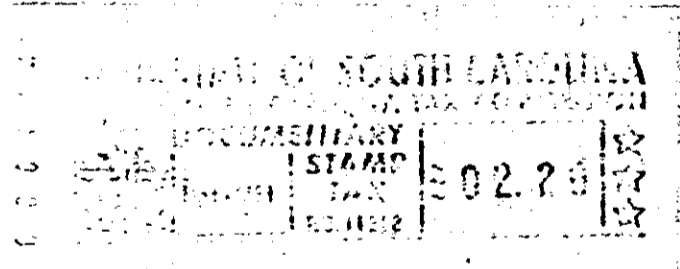
TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein 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:

Being known and designated as Lots 77 and 79 of a subdivision known as Belmont Heights according to plat prepared by Piedmont Engineering Service dated October 1961 entitled "Revision of portion of Section II of Belmont Heights" and recorded in the RMC Office for Greenville County in Plat Book GGG, Page 360, and having according to said plat, the following metes and bounds, to-wit:

Beginning at a point on the northern edge Kay Court at the joint front corners of Lots 79 and 80 and running thence with the common line of said Lots N.23-00 E., 160 feet to a point, joint rear corner of said lots; thence S. 67 E., 367 feet to a point; thence S. 63-10 W., 382.6 feet to a point, joint rear corner of Lots 76 and 77; thence with the common line of said Lots N. 23-45., 20.8 feet to a point on the edge of Kay Court; thence with said Court N. 29-98 E., 52 feet to a point; thence still with said Court N. 32-56 W., 49 feet to a point; thence N. 39-01 W., 79 feet to the point of beginning.

This being the same property conveyed to the mortgagor herein by deed of Curtis P. O'Sheal and recorded in the RMC Office for Greenville County on 7-26-78, in Deed Book 1083, at page 850 and dated 7-24-78.

The is a second mortgage and is junior in lien to that mortgage executed to Thomas M. Randall and Geraldine B. Randall which is recorded in RMC Office for Greenville County in Book 1439 at page 379 and dated July 26, 1978.



which has the address of 5 Kay Court, Greenville, South Carolina 29605, (Street) (City) (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 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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