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GREENVILLE  
R.M.C.

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# MORTGAGE

THIS MORTGAGE is made this 1st day of October, 1981, between the Mortgagor, James R. Uz and Julia K. Uz (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").

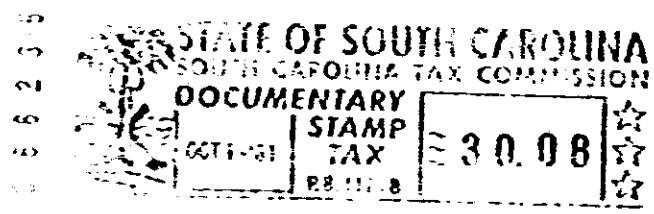
WHEREAS, Borrower is indebted to Lender in the principal sum of Seventy-five thousand two hundred and no/100 (75,200.00) Dollars, which indebtedness is evidenced by Borrower's note dated October 1, 2011, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on October 1, 2011.

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 piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville and being known as Lot #104, Plat of Property of James R. and Julia K. Uz located in Forrester Woods, Section 7 and having the metes and bounds as shown on said plat and on an earlier plat recorded in the R.M.C. Office for Greenville County in Plat Book 5P at Pages 21 and 22 to wit:

BEGINNING at a point on the cul-de-sac of Stoney Creek Drive, the joint corner of lot 104 and property shown on said plat to be "Reserved by Owner"; thence with the cul-de-sac of said Stoney Creek Drive N. 44-37 E. 35 feet to a point; thence turning and continuing to run with said cul-de-sac N. 08-40 E. 30 feet to a point thence continuing to run with said cul-de-sac N. 09-0 W. 25 feet to a point, the joint corner of property known as Lot 104 and 105; thence turning and running with the common line of said lots S. 40-10 E. 158.4 feet to a point along the rear line of lot 103; thence turning and running the joint rear line of lots 19 and 104, S. 31-03 W. 150 feet to a point along the rear line of Lot 16; thence turning and running N. 16-22 W. 177.5 feet to the point of BEGINNING.

The above described property is the same acquired by the mortgagors by deed from Danco, Inc. dated October 1, 1981 to be recorded herewith.



which has the address of 229 Stoney Creek, Greenville,  
[Street] [City]  
South Carolina 29607 (herein "Property Address");  
[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, 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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