

TANNER
RECORDED
S. C.

PH '82 MORTGAGE
WARSLEY

1552 835

THIS MORTGAGE is made this... (5th) ... day of... February ...
19. 82., between the Mortgagor, Luis F. Moreno
(herein "Borrower"), and the Mortgagee, UNITED FEDERAL
SAVINGS AND LOAN ASSOCIATION OF FOUNTAIN INN
under the laws of the United States of America, whose address is 201 Trade Street,
Fountain Inn, S. C. 29644 (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Fifty-eight thousand eight-hundred
and no/100ths (\$58,800.00) Dollars, which indebtedness is evidenced by Borrower's note
dated February 5, 1982 (herein "Note"), providing for monthly installments of principal and interest,
with the balance of the indebtedness, if not sooner paid, due and payable on July 1, 2012.

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 in the County of Greenville, State of South Carolina,
on Woodview Drive, being shown and designated as Lot No. 70 on plat of Northwood, Section 1,
recorded in the RMC Office for Greenville County, S. C., in Plat Book 7 X, at Page 98, and having
according to said the metes and bounds to-wit:

BEGINNING at the joint front corner of Lots 70 and 71, running S78-30-42W 153.37 feet to the joint
rear corner of Lots 70 and 71; thence turning S15-43-36E 85.0 feet to the joint rear corner; thence
N78-33-30-12W 142.27 feet to a point on Woodview Drive; thence turning S14-04-20E 31-55 ft. to
a point; thence turning S11-07-36 E 53.45 ft. to the point of BEGINNING.

This being the same as that conveyed to Luis F. Moreno by deed of Balentine Brothers Builders,
Inc., being dated and recorded concurrently herewith.

STATE OF SOUTH CAROLINA
DOCUMENTARY
STAMP
29.52
FEB 12 1982

which has the address of Lot No. 70, Northwood Subdivision, Section 1, Taylors,
[Street] [City]
South Carolina (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 improve-
ments 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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