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GR: 100 S.C. MORTGAGE

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THIS MORTGAGE is made by 25th day of February 19.82, between the Mortgagor, Jack L. Morrow and Julia S. Morrow (herein "Borrower"), and the Mortgagee, AMERICAN 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 Thirty Eight Thousand Five Hundred and NO/100 (\$38,500.00) Dollars, which indebtedness is evidenced by Borrower's note dated February 25, 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 March 1, 2002

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, situate, lying and being in the County of Greenville, State of South Carolina, and being known and designated as Lot #241, Del Norte Estates Subdivision, Section 2, according to a plat prepared of said subdivision by Piedmont Engineers and Architects, May 22, 1971, and which said plat is recorded in the R.M.C. Office for Greenville County, South Carolina in Plat Book 4-N, at Page 13, according to said plat having the following courses and distances, to-wit:

BEGINNING at an iron pin on the edge of Tussock Road, joint front corner with Lot 242, and running thence with the common line with said Lot, S. 46-30 E. 127 feet to a point in the line with Lots 248 and 247; thence running with the common line with said Lots, S. 43-30 W. 100 feet to a point, joint rear corner with Lot 240; thence running with the common line with said Lot, N. 46-30 W. 127 feet to a point on the edge of Tussock Road; thence running with the edge of said Road, N. 43-30 E. 100 feet to a point on the edge of said Road, the point of beginning.

The within property is the identical property conveyed to the Mortgagors herein by deed of Norma A. Switzer by deed of even date herewith and which said deed is being recorded simultaneously with the recording of the within instrument.



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which has the address of 20 Tussock Road Greenville South Carolina 29615 (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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